Form X (i)

Staffordshire County Council
Town and Country Planning Act, 1990
Development Management Procedure Order 2015

To: Staffordshire Moorlands, DCM
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
ST13 6HQ

Applicant: MR ROGER SPEED

Address: KINGSLEY MOOR COTTAGE
KINGSLEY ROAD
KINGSLEY MOOR
ST102EN

Application Type: FULL

Application Number: SMD2016/0639

Date Received: 26-OCT-2016

Road Number: A0052

Officer: David Plant

Date: 14-NOV-2016

Particulars of Development:
RELOCATE EXISTING DROP KERB ON RESIDENTIAL PROPERTY.

Location of Development:
KINGSLEY MOOR COTTAGE, KINGSLEY ROAD,
KINGSLEY MOOR, ST10 2EN.

REFUSAL:

Recommendations: This application should be refused for the following reasons:-

1 It is impracticable to construct an access in the position indicated on the submitted plan that would allow the requisite visibility splays to be provided within land under the applicant's control.

REASON

In conflict with NPPF paagraph 32; in conflict with SMDC Core Strategy Policy DC1; contrary to the interests of highway safety.

NOTE TO PLANNING OFFICER

The application states that the proposal is for an improvement in visibility. However, relocating the access towards the dwelling, which is close the carriageway, will reduce visibility in the primary direction. There is no information on how this alteration will improve visibility. With the location of the dwelling, front wall, adjacent hedges and limited extent of the applicants land ownership, it is not clear that visibility can be improved overall.

Commissioner for the Built County
on behalf of the County Council
as Highway Authority