Form X (ii)

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 A STONE

Address: 9 MONKHOUSE
CHEADLE
ST101HZ

Application Type: FULL

Application Number: SMD2017/0004

Date Received: 23-JAN-2017

Road Number: B5032

Officer: David Plant

Date: 06-FEB-2017

Particulars of Development:
PROPOSED DEMOLITION OF EXISTING DETACHED GARAGES AND CONSTRUCTION OF NEW DWELLING (RESUBMISSION OF SMD/2016/0418).

Location of Development:
LAND WEST OF 168 ASHBOURNE ROAD, CHEADLE, ST10 1RT.

CONDITIONAL:

Recommendations: There are no objections on Highway grounds to the proposed development subject to the following conditions being included on any approval:-

1 The development hereby permitted shall not be brought into use until the parking and turning areas have been provided in accordance with the approved plans. The parking and turning areas shall thereafter be retained unobstructed as parking and turning areas for the life of the development.

2 Before the development is brought into use the access drive rear of the public highway shall be surfaced and thereafter maintained in a bound material for a minimum distance of 5m back from the site boundary. The bound surface shall thereafter be maintained for the life of the development.

3 The development hereby permitted shall not be brought into use until details of the turning area for the adjacent dwelling, 168, Ashbourne Road have been first submitted to and approved in writing by the local planning authority. The turning areas for 168, Ashbourne Road shall thereafter be provided in accordance with the approved plans and retained for the life of the development.

REASONS

To comply with NPPF paragraph 32; to comply with SMDC Core Strategy Policy DC1; in the interests of highway safety.

NOTES TO PLANNING OFFICER

The driveway to the development has been partially resurfaced by the developer of the adjacent site. Condition above is intended to have the driveway bound surfacing completed to 5m on both sides maintained to prevent loose material being brought onto the highway following the intensification of use of the access.

Commissioner for the Built County
on behalf of the County Council

as Highway Authority