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Planning

Staffordshire Moorlands District Council

Moorlands House

Stockwell Street

Leek

ST13 6HQ

Your ref: SMD/2017/0124

Our ref: 2015-2091

Date: 8th August 2017

Dear Sirs,

RE: DISCHARGE OF CONDITION NO.3 ON SMD/2017/0124 AT UPPER FERNYHILL FARM, BASFORD GREEN ROAD, CHEDDLETON, ST13 7ET

Following feedback received from the Council, a scheme has been drawn up incorporating all the suggestions made by Officers to suitably discharge the planning condition listed below:

3. Additional soft landscaping/planting shall be carried out in the next planting season following the date of this Planning Permission in exact accordance with a landscaping scheme to be submitted to the Local Planning Authority within three months of the date of this Planning Permission and subsequently approved in writing by the Local Planning Authority. These details shall include: - Any means of enclosure - Any hard surfacing materials Soft landscape details shall include: - Planting plans - Written specifications (including cultivation and other operations associated with plant and grass establishment) - Schedules of plants, noting species, planting sizes and proposed numbers/densities where appropriate - Implementation timetables

Reason:- In the interests of the visual amenities of the area and landscape.

We attach a photo montage for reference that shows the existing planting. There will be no additional means of enclosure, hard surfacing. Realistically there are only two areas that could be planted as the planting already in place has matured and become well established leaving little room for additional planting.

The only areas available for potential additional planting is shown on the photographs on the next page:



C. Rear Lower Level (West)



D. Side Elevation (East)

The client is willing to plant on the Eastern side elevation as shown in photograph D following the comments received from the Council and in particular the email that Chris Johnston received on 20th June 2017 from Steve Massey, which we received on 17th July 2017. We consider that this area is not easily visible from anywhere in the public realm. However, and in order to discharge condition no.3 on planning application SMD/2017/0124 we are fully incorporating the species suggested by the Council in the location shown in Photograph D, as well as the area where planting that has not established and needs to do so. It is still the aim of the client to plant a Photinia 'Red Robin' tree (photograph on next page) in the location shown in photograph C. This tree will complement the existing species that have already been planted and established around the raised patio. The species identified for the area as shown in photograph D are as follows: Hawthorn, Blackthorn,

Hazel, Elder, Geulder Rose, Field/Dog Rose, which is fully in accordance with previous advice received. Drawing number 2015-2091-05 has been submitted with this application that identifies the location of the planting.



Yours faithfully

Wayne Johnson MRTPI
For and on behalf of Sammons Architectural Ltd.