STAFFORDSHIRE moorlands DISTRICT COUNCIL
ACHIEVING · EXCELLENCE

Staffordshire Moorlands District Council
Moorlands House, Stockwell Street, Leek
Staffordshire Moorlands, ST13 6HQ
Telephone: 0845 605 3013
www.staffsmoorlands.gov.uk

Application for Planning Permission.
Town and Country Planning Act 1990

blication of applications on planning authority websites.
ease note that the information provided on this application form and in supporting documents may be published on the Authority's website.
ou require any further clarification, please contact the Authority's planning department.

. Applicant Name, Address and Contact Details

itle:	Mr & Mrs	First Name: Thomas & Kathleen	Surname: Howle
ompany name:			
treet address:	Come Hither		
	Hall Farm Bungalow	Telephone number:	
		Mobile number:	
own/City:	Dilhorne	Fax number:	
ountry:		Email address:	
ostcode:	ST10 2PQ		

re you an agent acting on behalf of the applicant? (•) Yes ( ) No

. Agent Name, Address and Contact Details

itle:	Mr	First Name: Dave / Joe / Dan	Surname: Richards / Grey / Lancaster
ompany name:	Grey Richards Trowell Architecture		
treet address:	1 - 3 Greenhill		
		Telephone number:	01629825491
		Mobile number:	
own/City:	Wirksworth	Fax number:	
ountry:		Email address:	
ostcode:	DE4 4EN		info@grtarchitecture.co.uk

. Description of the Proposal

lease describe the proposed development including any change of use:

Conversion of an existing Garage and Implement store to form a small 2 bedroom residential bungalow.

las the building, work or change of use already started? ( ) Yes (•) No

. Site Address Details

ull postal address of the site (including full postcode where available)

Description:

House:	Suffix:
House name:	Hall Farm
Street address:	New Road
Town/City:	DILHORNE
Postcode:	ST10 2PQ

Description of location or a grid reference
must be completed if postcode is not known):

Easting:	397138
Northing:	343371

. Pre-application Advice

las assistance or prior advice been sought from the local authority about this application? (•) Yes ( ) No

Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

itle: First name: Surname:

eference:

ate (DD/MM/YYYY): 25/10/2017 (Must be pre-application submission)

etails of the pre-application advice received:

nitial duty planning advice regarding initial pre-application submitted 2 weeks earlier. Suggestion for submission of full application as opposed to prior approval in relation to undetermined use classification.

. Pedestrian and Vehicle Access, Roads and Rights of Way

a new or altered vehicle access proposed to or from the public highway? ( ) Yes (•) No

a new or altered pedestrian access proposed to or from the public highway? ( ) Yes (•) No

re there any new public roads to be provided within the site? ( ) Yes (•) No

re there any new public rights of way to be provided within or adjacent to the site? ( ) Yes (•) No

o the proposals require any diversions/extinguishments and/or creation of rights of way? ( ) Yes (•) No

. Waste Storage and Collection

o the plans incorporate areas to store and aid the collection of waste? ( ) Yes (•) No

lave arrangements been made for the separate storage and collection of recyclable waste? ( ) Yes (•) No

. Authority Employee/Member

With respect to the Authority, I am:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you? ○ Yes ◉ No

. Materials

lease state what materials (including type, colour and name) are to be used externally (if applicable):

oundary Treatments - description:
escription of *existing* materials and finishes:
Wire fences
escription of *proposed* materials and finishes:
Wire fence within hedging

oors - description:
escription of *existing* materials and finishes:
Stained timber door with white PPC roller shutter
escription of *proposed* materials and finishes:
White uPVC

ighting - description:
escription of *existing* materials and finishes:
None
escription of *proposed* materials and finishes:
ow lux outside lighting near door entrances

oof - description:
escription of *existing* materials and finishes:
Brown clay tiles
escription of *proposed* materials and finishes:
No change

ehicle Access - description:
escription of *existing* materials and finishes:
Hardcore scrub
escription of *proposed* materials and finishes:
Gravel

Walls - description:
escription of *existing* materials and finishes:
Red facing brick
escription of *proposed* materials and finishes:
No change

Windows - description:
escription of *existing* materials and finishes:
White uPVC and glass blocks
escription of *proposed* materials and finishes:
White uPVC

THER - description:
ype of other material: Guttering
escription of *existing* materials and finishes:
White uPVC
escription of *proposed* materials and finishes:
No change

re you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? ◉ Yes ○ No

. Materials

Yes, please state references for the plan(s)/drawing(s)/design and access statement:

Design statement incl. plans

0. Vehicle Parking

lease provide information on the existing and proposed number of on-site parking spaces:

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	2	2	0

1. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer	☐	Package treatment plant	☐	Unknown	☐
Septic tank	☑	Cess pit	☐	Other	☐

re you proposing to connect to the existing drainage system? ○ Yes ◉ No ○ Unknown

2. Assessment of Flood Risk

s the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing ood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority equirements for information as necessary.) ○ Yes ◉ No

Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

s your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ○ Yes ◉ No

Will the proposal increase the flood risk elsewhere? ○ Yes ◉ No

How will surface water be disposed of?

☐ Sustainable drainage system	☐ Main sewer	☐ Pond/lake
☑ Soakaway	☐ Existing watercourse	

3. Biodiversity and Geological Conservation

o assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any nportant biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

laving referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the pplication site, OR on land adjacent to or near the application site:

) Protected and priority species

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

) Designated sites, important habitats or other biodiversity features

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

) Features of geological conservation importance

○ Yes, on the development site ○ Yes, on land adjacent to or near the proposed development ◉ No

4. Existing Use

lease describe the current use of the site:

Empty

s the site currently vacant? ◉ Yes ○ No

Yes, please describe the last use of the site:

Garage and implement store for farm machinery.

Vhen did this use end (if known) (DD/MM/YYYY)?

oes the proposal involve any of the following?
yes, you will need to submit an appropriate contamination assessment with your application.

and which is known to be contaminated? ○ Yes ◉ No

and where contamination is suspected for all or part of the site? ○ Yes ◉ No

, proposed use that would be particularly vulnerable to the presence of contamination? ◉ Yes ○ No

5. Trees and Hedges

re there trees or hedges on the proposed development site? ○ Yes ◉ No

nd/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the evelopment or might be important as part of the local landscape character? ◉ Yes ○ No

Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is equired, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website hat the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

6. Trade Effluent

oes the proposal involve the need to dispose of trade effluents or waste? ○ Yes ◉ No

7. Residential Units

oes your proposal include the gain or loss of residential units? ◉ Yes ○ No

Market Housing - Proposed

	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses	0	1	0	0	0
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Market Housing Total: 1

Market Housing - Existing

	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Market Housing Total:

Social Rented Housing - Proposed

	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					

Social Rented Housing - Existing

	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					

7. Residential Units

Social Rented Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Social Housing Total

Social Rented Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Social Housing Total

Intermediate Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Intermediate Housing Total

Intermediate Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Intermediate Housing Total

Key Worker Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Key Worker Housing Total

Key Worker Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Key Worker Housing Total

Overall Residential Unit Totals	
Total proposed residential units	1
Total existing residential units	

8. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ◉ Yes ○ No

Use Class/type of use	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
B8 - Storage or distribution	53	53	~~53~~ 0 DL	0
Total	53	53	~~53~~ 0 DL	0

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms:

Use Class/types of use	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms

9. Employment

○ Employment details were submitted for this application

0. Hours of Opening

○ Hours of Opening details were submitted for this application

1. Site Area

What is the site area? | 275.00 | sq.metres

2. Industrial or Commercial Processes and Machinery

lease describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. lease include the type of machinery which may be installed on site:

s the proposal for a waste management development? ○ Yes ◉ No

this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should ıake clear what information it requires on its website.

3. Hazardous Substances

s any hazardous waste involved in the proposal? ○ Yes ◉ No

A. Toxic substances	Amount held on site	
		Tonne

B. Highly reactive/explosive substances	Amount held on site	
		Tonne

C. Flammable substances (unless specifically named in parts A and B)	Amount held on site	
		Tonne

4. Site Visit

an the site be seen from a public road, public footpath, bridleway or other public land? ○ Yes ◉ No

the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

◉ The agent ○ The applicant ○ Other person

5. Certificates (Certificate B)

Certificate of Ownership - Certificate B
Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this pplication, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* and/or agricultural tenant *("agricultural tenant" has ıe meaning given in section 65(8) of the Town and Country Planning Act 1990)* of any part of the land or building to which this application relates.

Owner/Agricultural Tenant	Date notice served

5. Certificates (Certificate B)

Name:	Janet Johnson				
Number:		Suffix:		House name:	Booths Farm
Street:	Ipstones				
Locality:					
Town:	Stoke-on-Trent				
Postcode:	ST10 2JP				

01/01/1996 DL
16/11/2017

itle:	Mr	First name:	Dan	Surname:	Lancaster	
erson role:	AGENT	Declaration date:	07/11/2017	☑	Declaration made	

6. Declaration

we hereby apply for planning permission/consent as described in this form and the accompanying plans/ rawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are ue and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☑ Date 07/11/2017