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 approval of details reserved by condition.
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

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

1. Applicant Name, Address and Contact Details

Title:	Mr	First Name:	Inderjit	Surname:	Garcha
Company name:					
Street address:	7 Smithy Lane				
	Biddulph			Telephone number:	
				Mobile number:	
Town/City:	Stoke-on-Trent			Fax number:	
Country:				Email address:	
Postcode:	ST8 7ET				

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

2. Agent Name, Address and Contact Details

Title:	Mr	First Name:	David	Surname:	Werrell
Company name:	VWB Architects Ltd				
Street address:	35 West Street				
				Telephone number:	01260272891
				Mobile number:	
Town/City:	Congleton			Fax number:	
Country:	United Kingdom			Email address:	
Postcode:	CW12 1JN				davidwerrell@vwbarchitects.co.uk

3. Site Address Details

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

House: | Suffix:

House name: The Homestead

Street address: John Street

Town/City: BIDDULPH

Postcode: ST8 6BB

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

Easting: 388400

Northing: 357667

Description:

4. Pre-application Advice

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

If 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:

Title: | First name: Rachael | Surname: Simpkin

Reference: Email from Racael Simpkin to David Werrell at VWB

Date (DD/MM/YYYY): 25/01/2018 (Must be pre-application submission)

Details of the pre-application advice received:

Hi David, In terms of proposed demolition, it was confirmed sometime ago that you must satisfy the pre-commencement conditions before work can start on the scheme, which would include demolition in this case - otherwise you may invalidate the planning permission. Your particular attention is drawn to the Construction Management Plan condition and Ecological Construction, Mitigation and Enhancement Plan condition in respect of the outline scheme ref. SMD/2016/0395. You are therefore advised to submit a condition discharge for those all pre-commencement conditions. A s.73 or minor material amendment can be applied for to alter the plans in respect of the previously approved outline scheme ref. SMD/2016/0395.
Kind regards,
Rachael Simpkin
Senior Planning Officer (Majors)
Development Services

5. Description of the Proposal

Please provide a description of the approved development as shown on the decision letter:

Outline planning permission with all matters reserved for conversion of existing dwelling into 4no. flats including partial demolition and provision of car parking spaces and construction of 8no. new dwellings including car parking spaces and gardens

Application reference number: SMD/2016/0395 | Date of decision: 06/10/2016

Please state the condition number(s) to which this application relates:
Condition number(s):

11 + 13

Has the development already started? ( ) Yes (•) No

6. Discharge of Condition(s)

Please provide a full description and/or list of the materials/details that are being submitted for approval:

6. Discharge of Condition(s)

Condition 11 Construction Management Plan - 'Construction Management Plan' attached submitted for approval.
Condition 13 Ecology - 'The Homestead_Ecological Construction_Mitigation_Enhancement Plan_11August17' submitted for approval.

7. Part Discharge of Condition(s)

Are you seeking to discharge only part of a condition? ○ Yes ◉ No

8. Site Visit

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

If 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

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/ drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☑ Date 15/02/2018