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 PETER BULL
BULL CONSTRUCTION
C/O MR JIM MALKIN
JMI PLANNING, 62 CARTER STREET
UTTOXETER, STAFFORDSHIRE
ST14 8E

Application Type: OUTLINE
Application No: SMD2018/0309
Date Received: 18-MAY-2018
Road No: OFF D1125

Officer: David Plant
Date: 05-JUN-2018

Particulars of Development:
OUTLINE APPLICATION FOR THE CONSTRUCTION OF 2 DWELLINGS INLCUDING PROVISION OF CAR PARKING FOR 4.

Location of Development:
LAND OFF BLACK LANE, WHISTON, STOKE-ON-TRENT, STAFFORDSHIRE

Conditional

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

1 No development hereby approved shall be commenced until full details of the following have been submitted to and approved in writing by the Local Planning Authority:

- layout and disposition of buildings;
- Provision of parking, turning and servicing within the site curtilage;
- Means of surface water drainage;
- Surfacing materials;

The development shall thereafter be implemented in accordance with the approved details and be completed prior to first occupation of the development.

2 The development hereby permitted shall not be brought into use until the access drive rear of the public highway has been reconstructed and resurfaced in a bound material for a minimum distance of 5m back from the carriageway edge in accordance with details to be first submitted to and approved in writing by the Local Planning Authority.

REASONS

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

IMPORTANT INFORMATIVE TO BE INCLUDED ON DECISION NOTICE

The reconstruction and resurfacing of the access will require works in the highway. This will require a permit to dig. Please contact Staffordshire County Council at Network Management Unit, Staffordshire Place 1, Wedgwood Building, Tipping Street, STAFFORD, Staffordshire, ST16 2DH. (or email to nmu@staffordshire.gov.uk)

NOTES TO PLANNING OFFICER

An indicative layout has been submitted but as the application is in outline with all matters reserved, the layout has not been considered and should not be construed as being approved.

The red line does not connect to the highway. However, there is only one possible access. This will require work at the junction with the highway which is conditioned above.
The rest of the access track would benefit from maintenance.

Site visit 31/05/2018

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