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 TATTON
71 CELLARHEAD ROAD
CELLARHEAD
STAFFORDSHIRE
ST90HW

Application Type: FULL
Application No: SMD2018/0535
Date Received: 24-AUG-2018
Road No: A0052

Officer: David Plant
Date: 12-SEP-2018

Particulars of Development:
PROPOSED NEW DWELLING (INFILL) ON THE RESIDENTIAL CURTILAGE AT 71 CELLARHEAD ROAD.

Location of Development:
71 CELLARHEAD ROAD, CELLARHEAD, STAFFORDSHIRE, ST9 0HW

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 access drive rear of the public highway has been surfaced and thereafter maintained in a bound material for a minimum distance of 5m back from the site boundary in accordance with details to be first submitted to and approved in writing by the Local planning authority. The access shall thereafter be surfaced in accordance with the approved details.

2 Gates shall be located a minimum of 5m rear of the carriageway edge and shall open away from the highway.

3 Nothing shall be placed, constructed, planted or allowed to remain within 2.4m of the carriageway edge that is greater than 600mm in height above the adjacent carriageway level on the frontage of the development. Anything that is greater than 600mm in height within 2.4m of the adjacent carriageway shall be immediately removed.

4 The development hereby permitted shall not be brought into use until the access, parking, servicing and turning areas have been provided in accordance with the approved plans.

REASONS

ALL To comply with NPPF (2018) paragraph 108; to comply with SMDC Core Strategy Policy DC1; in the interests of highway safety.

NOTES TO PLANNING OFFICER

Site accesses onto A52. Adequate and usable turning area must be provided.

Site visited 06/09/2018

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