The Coal Authority

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RTPI Learning Partner

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For the Attention of: Mr Chris Johnston – Case Officer
Staffordshire Moorlands District Council

**[By Email: planning@staffsmoorlands.gov.uk]**

31 January 2019

Dear Mr Johnston

**APPLICATION: DOC/2018/0152**

**Application for approval of details reserved by condition 3 and 7 in relation to SMD/2018/0334 (Proposed Dwelling on land to the southwest of Brooksview) at Brooksview, Tean Road, Cheadle, Staffordshire, ST10 1LS - RECONSULTATION**

Thank you for your consultation email of 28 January 2019 seeking the further views of the Coal Authority on the above application.

The Coal Authority Response:

As you are aware, the Coal Authority's particular interest in this instance lies with Condition 7 of planning permission SMD/2018/0334 which relates to the investigation and, if necessary, the remedial treatment of shallow coal mining legacy at the application site.

We are pleased to note that the applicant has now submitted a 'Mine Treatment Plan' prepared by Forkers Ltd which shows the layout of a proposed proof drilling and grouting exercise to stabilise any shallow coal mine workings present beneath the footprint of the proposed dwelling, within influencing distance of the site surface.

I can confirm that the Coal Authority has now issued a Permit (no. 17303) to undertake the proposed remedial stabilisation works outline above. As such, on the basis of the information submitted and the professional recommendations made, the Coal Authority wishes to **withdraw its objection** to the LPA discharging Condition 7 of the issued consent.

However, the applicant is requested to note that further more detailed considerations of ground conditions, foundation design and gas protection measures may be required as part of any subsequent building regulations application.

Please do not hesitate to contact me if you would like to discuss this matter further.

Yours sincerely

*James Smith*

**James Smith** *BSc. (Hons), Dip.URP, MRTPI*
**Planning Liaison Manager**

Disclaimer

The above consultation response is provided by The Coal Authority as a Statutory Consultee and is based upon the latest available data on the date of the response, and electronic consultation records held by The Coal Authority since 1 April 2013. The comments made are also based upon only the information provided to The Coal Authority by the Local Planning Authority and/or has been published on the Council's website for consultation purposes in relation to this specific planning application. The views and conclusions contained in this response may be subject to review and amendment by The Coal Authority if additional or new data/information (such as a revised Coal Mining Risk Assessment) is provided by the Local Planning Authority or the Applicant for consultation purposes.

*In formulating this response The Coal Authority has taken full account of the professional conclusions reached by the competent person who has prepared the Coal Mining Risk Assessment or other similar report. In the event that any future claim for liability arises in relation to this development The Coal Authority will take full account of the views, conclusions and mitigation previously expressed by the professional advisers for this development in relation to ground conditions and the acceptability of development.*