STAFFORDSHIRE
moorlands
DISTRICT COUNCIL

MOORLANDS HOUSE, STOCKWELL STREET, LEEK, STAFFORDSHIRE
MOORLANDS. ST13 6HQ TEL: (01538) 483550 FAX: (01538) 483586

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Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995

FULL PERMISSION FOR DEVELOPMENT

This permission does not carry any approval or consent which may be required under any enactment, bylaw, order or regulation (eg in relation to Building Regulations or the Diversion of Footpaths etc) other than Section 57 of the Town and Country Planning Act, 1990.

Application No: 00/01094/FUL

To:
N J Docksey
c/o Mr P Gallimore
29 Chapel Street
Cheadle
Stoke On Trent
Staffordshire

Location of Development:
Former Water Authority Depot Cheadle Road Leek Staffordshire

Description of Development:
Change of use of land to H.G.V. operating centre and construction of maintenance building

In pursuance of their power under the above mentioned Act, Staffordshire Moorlands District Council Planning Authority, **HEREBY GRANTS PLANNING PERMISSION** for the development described above in accordance with plans ref: 3 and 001F, subject to the following condition(s):

1 The development hereby permitted shall be begun before the expiration of five years from the date of this permission.
Reason:-
To comply with the provisions of Section 91 of the Town and Country Planning Act 1990.

2 Samples of the facing materials and roof tiles to be used shall be submitted to and approved in writing by the Local Planning Authority before building work commences.
Reason:-
In the interest of the visual amenities of the area.

3 The proposed use shall not operate outside the hours 5.00 a.m. to 7.00 p.m. Monday to Friday, 7.00 a.m. to 12.00 p.m. Saturday and not at all on Sunday.
Reason:-
To protect the residential amenity of the adjoining occupiers.

4 The proposed parking and turning facilities within the site curtilage shall be maintained free from obstruction and shall be used only for those purposes.
Reason:-
In the interests of highway safety.

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5 There shall be no refrigeration units parked on the site between 9.00 p.m. and 7.00 a.m. on any day.

Reason:-

To protect the residential amenity of the adjoining occupiers.

6 No maintenance work shall be carried out outside the confines of the maintenance buidling.

Reason:-

To protect the residential amenity of the adjoining occupiers.

7 No development approved by this permission shall be commenced until a scheme for the provision of foul drainage works has been approved by the Local Planning Authority. The scheme shall be implemented in accordance with the approved details prior to the commencement of development.

Reason:-

To prevent pollution of the water environment.

8 There shall be no discharge of foul or contaminated drainage from the site into either groundwater or any surface waters, whether direct or via soakaways.

Reason:-

To prevent pollution of the water environment.

9 Prior to being discharged into any watercourse, surface water sewer or soakaway system, all surface water drainage from parking areas and hardstandings shall be passed through an oil interceptor designed and constructed to have a capacity and details compatible with the site being drained. Roof water shall not pass through the interceptor. Details of the interceptor shall be submitted to and approved in writing and installed on site prior to the commencement of development.

Reason:-

To prevent pollution of the water environment.

10 Any facilities for the storage of oils, fuels or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The volume of the bunded compound shall be at least equivalent to the capacity of the tank plus 10%. If there is multiple tankage, the compound shall be at least equivalent to the capacity of the largest tank, vessel or the combined capacity of interconnected tanks or vessels plus 10%. All filling points, associated pipework, vents, gauges and sight glasses must be located within the bund or have separate secondary containment. The drainage system of the bund shall be sealed with no discharge to any watercourse, land or underground strata. Associated pipework shall be located above ground and protected from accidental damage. All filling points and tank/vessels overflow pipe outlets shall be detailed to discharge downwards into the bund. Details of the storage facilities shall be submitted to and approved in writing and installed on site prior to the commencement of development.

Reason:-

To prevent pollution of the water environment.

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Note to Applicant
Surface water shall be disposed to a soakaway system designed and constructed in accordance with BS8301: 1985 (section 8.4).

Signed on behalf of Staffordshire Moorlands District Council

Dated: 13 February 2001

