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Head of Planning & Development
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
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Staffordshire Moorlands
ST13 6HQ

16 March 2020
20-019/SS/BSP/C2

Dear Sir/Madam

20-019 – Change of Use from a Place of Worship to Residential at Lask Edge Methodist Chapel, Lask Edge, ST13 8QL – Discharge of Planning Conditions

Following receipt of planning approval for a Change of Use from a Place of Worship to Residential, at Lask Edge Methodist Chapel, Lask Edge, Biddulph ST13 8QL. Our Clients now wish to Discharge Conditions 4, 7, 9 and 10 of Planning Approval ref SMD/2018/0316 dated 28 September 2018.

Conditions

4 Percolation Report and Drainage Scheme

Prior to the commencement of development, a Percolation Test shall be carried out and a report containing the results of the test shall be submitted to, and agreed in writing by, the Local Planning Authority. The drainage scheme shall be carried out in accordance with the approved plans (Drawing Ref: 18378-100-P01 & 18378-101-P01).

The percolation test will be carried out in due course during the drainage phase of construction.

7 Access Drive Materials

Prior to commencement of development, details of the materials to be used in the construction of the private access drive shall be submitted to and agreed in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

The driveway will be finished with a resin bound gravel that will be porous and fully complying with SUDs



9 Boundary Treatment Details

Prior to commencement of development, a scheme detailing all boundary treatments shall be submitted to and agreed in writing by the Local Planning Authority. The boundary treatment to the grave yard shall be a dry-stone wall supplemented with native shrub planting. The development shall be carried out in accordance with the approved details.

Please see attached 20-019_AS(0)02 Existing and Proposed Site Block Plan.

10 Constructional Details

Prior to commencement of development, details of joinery; vents and ducts; rainwater goods; and roof lights; shall be submitted to and agreed in writing by the Local Planning Authority. Notwithstanding the details shown on the approved plans roof lights shall only be incorporated into rooms which do not benefit from alternative sources of natural light. The development shall be carried out in accordance with the approved details.

Windows and Doors

Evolution timber effect flush windows





Door to Utility – single door only

A single timber effect glazed door with horizontal glazing bars to provide additional light to the Utility and to be sympathetic to the existing window configurations.



Vents and Ducts

All proposed vents and ducts will be vented to inline clay tile roof vent terminals.



IN-LINE CLAY TILE VENT TERMINAL

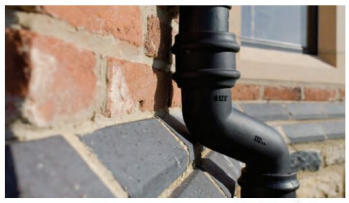
Vapour permeable underlay shown.

- locate clear of rafters
- use soaker tray to weather hole in underlay for spigot
- locate at 1.5m centres for 5,000mm²/lin.m ventilation and 0.75m centres for 10,000mm²/lin.m ventilation
- use tile vent adaptor and flexible pipe for connection to 110mm dia. pipework as termination to mechanical extract or soil vent pipe
- do not use as exhaust for hot flue gases
- when used as extract for soil vent pipes, keep minimum 900mm above any opening into building within 3m of vent terminal

Manufacturer: Marley
Product: Inline clay tile vent terminal
Colour: to match roof tile

Rainwater Goods







Manufacturer: Brett Martin Rainwater Goods
Product: Cast Iron Style uPVC
Colour: Black

Rooflights



Manufacturer: Keylite Roof Windows
Product: Conservation Roof Window
Colour: Black

Yours sincerely
for and on behalf of bpArchitecture



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