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 J SIMPSON
TYLE HOUSE
48 WINDSOR DRIVE
LEEK
ST13 6N

**Application Type:** FULL
**Application No:** SMD2020/0568
**Date Received:** 13-OCT-2020
**Road No:** D1292

**Officer:** Tracey Lunn
**Date:** 23-OCT-2020

**Particulars of Development:**
CREATION OF TWO ADDITIONAL OFF STREET PARKING SPACES AND ASSOCIATED HIGHWAY ALTERATIONS

**Location of Development:**
TYLE HOUSE 48 WINDSOR DRIVE
LEEK

## Conditional

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

Site Visit Carried Out on 22/10/2020

Current records show that there were not any Personal Injury Collisions on Windsor Drive within 50 metres either side of the property access for the previous five years.

The property is located on Windsor Drive which is an unclassified road (Road No. D1292) with a speed limit of 30 mph and street lighting. Presently the property benefits from a single garage which is to be retained. The proposal is to create two additional off street parking spaces and associated highway alterations in the form of an extension to the existing vehicular access crossing. The off street parking spaces will be constructed as per submitted Site Plan Drawing Number PL01A and Drawing Number PL03B and is in accordance with Staffordshire Moorlands Parking Standards which states, the minimum dimension per space to be 2.4m x 4.8m.

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 extended access to the site within the limits of the public highway has been completed.

2. The development hereby permitted shall not be brought into use until a surface water drainage interceptor, connected to a surface water outfall, has been provided across the access immediately to the rear of the highway boundary unless otherwise agreed in writing by the Local Planning Authority.

REASON
ALL To comply with NPPF Paragraph 108; to comply with SMDC Core Strategy Policy DC1; in the interests of highway safety.

Note to Planning Officer: - The drainage interceptor is required to prevent surface water from the additional surfaced and hardstanding areas flowing onto the highway.

IMPORTANT INFORMATIVE TO BE INCLUDED ON NOTICE:

The dropped crossing to the site shall be extended in accordance with the submitted Drawing Number PL04 and SCC requirements.

The above requires a retrospective permit from our Network Management Section. Please note that you require Section 184 Notice of Approval from Staffordshire County Council. The link below provides a further link to 'vehicle dropped crossings' which includes a 'vehicle dropped crossing information pack' and an application form for a dropped crossing. Please complete and send to the address indicated on the application form, which is Staffordshire County Council at Network Management Unit, Staffordshire Place 1, Tipping Street, STAFFORD, Staffordshire, ST16 2DH. (or email tonmu@staffordshire.gov.uk)

**Assistant Director - Highways and the Built County**
**on behalf of the County Council**
**as Highway Authority**