

To: Staffordshire Moorlands, DCM
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
ST13 6HQ

Applicant: MR A LINNET & MRS R LINNET
BELMONT ROAD,
IPSTONES
ST102JR

Application Type: FULL

Officer: David Plant

Application No: SMD2021/0187

Date: 13-MAY-2021

Date Received: 26-APR-2021

Road No: C0064

Particulars of Development:

CONVERSION OF PART OF ANCILLARY OUTBUILDINGS TO ANCILLARY RESIDENTIAL ACCOMMODATION

Location of Development:

GLENWOOD HOUSE FARM BELMONT ROAD
IPSTONES

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 carriageway edge 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.

REASON

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

NOTES TO PLANNING OFFICER

Although the proposal is for ancillary accommodation, pothole has formed at the access. With the intensification of use, wear will increase.
At the very least, access will require maintenance.

Current records show that there were no Personal Injury Collisions on Belmont Road within 215 m either side of the property access in the previous five years.

Site visit 12/05/2021

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