

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

Applicant: MR STEPHEN HOLT
62,UTTOXETER
ST148EU

Application Type: FULL

Officer: David Plant

Application No: SMD2021/0530

Date: 20-SEP-2021

Date Received: 02-SEP-2021

Road No: A0521

Particulars of Development:

CONVERSION OF FORMER PUBLIC HOUSE TO 4 RESIDENTIAL UNITS

Location of Development:

THE SWAN INN TOWN END
CHEADLE

Acceptance

Recommendations: There are no objections on Highway grounds to this proposal.

NOTES TO PLANNING OFFICER

Application is to convert a former public house to 4 dwellings of varying size.

No parking is proposed for the dwellings. However, no parking was available for the previous use as a public house.

The red line is drawn to match the front and side walls of the building. This appears to mean the future occupants of plots 1, 3 and 4 will need access over third party land.

The site is located just outside of Cheadle town centre. The site is on a bus route. There are bus stops opposite (eastbound) and within 70m (westbound). On street parking is available, but this appears to be already in high demand.

Given the sustainable location and lack of parking associated with the former commercial use, it would be difficult to argue that the effect on the highway could be considered severe.

Future residents will be aware that there is no formal parking available with the dwellings and should take this into consideration.

Current records show that there were no Personal Injury Collisions on Town End within 50m either side of the property frontage in the previous five years.

Site visited 15/09/2021

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