

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

Applicant: MR CRAIG EVANS
3 DANE GROVE
CHEADLE
ST101QS

Application Type: FULL

Officer: Tracey Lunn

Application No: SMD2021/0650

Date: 22-OCT-2021

Date Received: 12-OCT-2021

Road No: D1266

Particulars of Development:

PROPOSED SINGLE STOREY REAR EXTENSION AND TWO STOREY FRONT EXTENSION.

Location of Development:

3 DANE GROVE
CHEADLE

Acceptance

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

1. Site Visit Carried Out on 22/10/2021
2. Personal Injury Collisions;
Current records show that there were not any Personal Injury Collisions on Dane Grove metres of the property access for the previous five years.
3. Background;
The property is located on Dane Grove (Road No. D1256) which is a D classified road, is subject to a 30 -mph speed limit and benefits from streetlights.
4. Description of Proposal;
The proposal is to construct a single storey rear extension and two storey front extension.
5. Comments;

The proposal is for the construction of a two-storey extension to the front elevation of the property to provide a guest toilet to the ground floor and larger 3rd bedroom above. The existing conservatory to the rear elevation of the property will be demolished and replaced with a single storey extension to provide a larger kitchen and dining area. There is no proposal to increase to the number of bedrooms which will remain at 3. The property benefits from a single garage and driveway.

It is considered the property has sufficient off highway parking for a property of this size and therefore the proposal will not have a detrimental impact on the adopted highway. I have no objection (SMD/2021/0650).

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