Form X (i)

Staffordshire County Council
Town and Country Planning Act, 1990
Development Management Procedure Order 2015

To: Development Control Manager,

Applicant:

Address:

Application Type: Full

Application Number: SMD/2021/0701

Officer: Tracey Lunn

Date Received: 03/11/2021

Date: 09/11/2021

Of Development: Demolition of existing conservatory and replacement with dining room. Upper ground floor extension over existing garage to form additional bedroom space. Conversion of one garage to form office. Remodelling of parts of the façade.

Location of Development: Fir Trees Thorncliffe Lane Thorncliffe Leek

Acceptance

1. A site visit was carried out on 08/11/2021

2. Personal Injury Collisions;
Current records show there are no Personal Injury Collisions on Thorncliffe Lane within 50 metres either side of the property's access.

3. Background;
The property is located on Thorncliffe Lane. Thorncliffe Lane (Road No.C0017) which is a C classified road and is subject to a 30mph speed limit.

4. Description of Proposal;
Demolition of existing conservatory and replacement with a dining room. Upper ground floor extension over existing garage to form additional bedroom space. Conversion of one garage to form office and remodelling of parts of the façade.

5. Comments on Information Submitted;
The 3-bedroom property benefits from a driveway and 2 garages. The proposal will provide a dining room to the rear of the property, an extension over the garage to enlarge the master bedroom and the conversion of one of the garages into an office. Although the conversion of the garage will incur a reduction in available parking it was noted at the site visit there is sufficient parking within the curtilage of the site for a property of this size.

The proposal will not have a detrimental impact on the adopted highway and therefore I have no objection. (Application No. SMD/2021/0701)

Commissioner for the Built County
On behalf of the County Council
As Highway Authority


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