STAFFORDSHIRE moorlands DISTRICT COUNCIL
ACHIEVING · EXCELLENCE

Staffordshire Moorlands District Council
Moorlands House, Stockwell Street, Leek
Staffordshire Moorlands, ST13 6HQ
Telephone: 0845 605 3013
www.staffsmoorlands.gov.uk

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Stanhopea

Address Line 1

Mill Lane

Address Line 2

Address Line 3

Staffordshire

Town/city

Wetley Rocks

Postcode

ST9 0BN

Description of site location must be completed if postcode is not known:

Easting (x)

395959

Northing (y)

349418

Description

Applicant Details

Name/Company

Title

Mr. & Mrs.

First name

Surname

Hartley

Company Name

Address

Address line 1

Stanhopea

Address line 2

Mill Lane

Address line 3

Town/City

Wetley Rocks

Country

Postcode

ST9 0BN

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Rob

Surname

Duncan

Company Name

Rob Duncan Planning Consultancy Ltd

Address

Address line 1

70 Ferndale Road

Address line 2

Address line 3

Town/City

Lichfield

Country

undefined

Postcode

WS13 7DL

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- ☑ Yes
- ○ No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- ○ Yes
- ○ No
- ☑ Not applicable

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Formation of Vehicular Access

Reference number

SMD/2020/0575

Date of decision

26/07/2021

What was the original application type?

Householder planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- ☑ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ○ **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendment to Condition 4 of SMD/2020/0575 to read as follows:

The access hereby permitted shall not be brought into use until details of a 2.4m x 43m visibility splay to the east and 2.4m x 40m visibility splay to the west, shown to the near kerbline, have been submitted to and approved in writing by the local planning authority. The visibility splays shall be provided in accordance with the approved details prior to the access being brought into use and shall thereafter be kept free of all obstructions to visibility over a height of 900 mm above the adjacent carriageway level.

Please state why you wish to make this amendment

Condition currently requires 2.4m x 43m visibility splays. This is not achievable to the west owing to the presence of an existing gate pier. The proposed change to the wording of the condition has been agreed with David Plant (Staffordshire Highways)

Are you intending to substitute amended plans or drawings?

◯ Yes
⊘ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

⊘ Yes
◯ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

⊘ The agent
◯ The applicant
◯ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

⊘ Yes
◯ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

Date (must be pre-application submission)

16/03/2022

Details of the pre-application advice received

Given that SCC Highways are happy with the changes to the visibility splay, a non-material amendment can be accepted

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

Declaration

I / We hereby apply for Non-Material Amendment as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Rob Duncan

Date

18/03/2022