



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

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

**Application Type:** FULL

**Applicant:**  
Mrs J Mansfield

**Officer:** David Plant

**Our Reference:** SMD20220359

**District Reference:** SMD/2022/0359

**Date Received:** 15-Jul-2022

**Date Responded:** 11-Aug-2022

**Particulars of Development:**

Formation of vehicular access / parking area

**Location of Development:**

LAND SOUTHWEST OF, Willfield Lane, Stockton Brook, Staffordshire,

**Recommendation Summary:** Refusal

**Site Visit Conducted on:** 27-Jul-2022

1. Development fails to provide adequate visibility

**REASONS**

In conflict with NPPF Paragraph 110; in conflict with SMDC Local Plan policy DC1; contrary to the interests of highway safety.

**NOTES TO PLANNING OFFICER**

Willfield Lane is the classified C187. It is one way. No turning area is proposed or appears possible. Application is for a pull in to accommodate 2 vehicles, with a gabion retaining wall of between 1m and 1.5m in height. No visibility is proposed. Proposal would require vehicles to reverse into the carriageway with effectively no visibility. This would not be in the interests of the safety of users of the pull in or of passing motorists.

There is a note referring to three trees to be removed, but it points to the carriageway of Willfield Lane. Significantly more vegetation would need to be removed to provide any visibility.

Assistant Director, Highways and the Built County  
On behalf of the County Council as  
Highway Authority

