



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

Applicant:
 Mr A Burgess

Application Type: FULL

Officer: Tracey Lunn

Our Reference: SMD20220365

District Reference: SMD/2022/0365

Date Received: 27-Jul-2022

Date Responded: 15-Aug-2022

Particulars of Development:

Erection of stable block.

Location of Development:

Land southeast of, Mill Lane, Wetley Rocks, Staffordshire, ST9 0BW

Recommendation Summary: Acceptance

Site Visit Conducted on: 09-Aug-2022

Personal Injury Collisions;

Current records show that there are no Personal Injury Collision (PIC) on Mill Lane within 215m of the access track for the previous five years.

Background;

The application site is located on Mill Lane, Wetley Rocks. Mill Lane is a C classified road (road number C0316); along this section of Mill Lane, it is subject to a 60mph speed limit. Mill Lane is a rural road at this point serving residential dwellings and access to fields and connects Leek Road (A0520) with Rownall Road (C0083).

Details of Proposal;

Erection of stable block.

Comments on Information Supplied;

The proposal is for the construction of a new stable block. An existing stable block is to be demolished and replaced with a new stable block providing 2 stables, hay store and a tack/feed store.

The stable block is to be located along the southern boundary of the field approximately 260m south of Mill Lane.

Access will be via an existing access track which runs to the west of Ladyfields. There are no alterations proposed to the access track.

It is noted Public Footpath Cheddleton 52 runs along the access track in a southerly direction and then along the southern end of the site in an easterly direction.



It is considered the proposal will not cause an increase in trip generation and therefore does not have a detrimental impact on the highway.

I have no objection. (Application number SMD/2022/0365).

Note to Planning Officer:

The above decision is based on the understanding that the proposals are for personal equestrian activities.

This response is based on submitted drawings, Dwg No. 1783-AL03, Drawing Ref: 1783-AL01A and Drawing Ref: 1783-AL02B.

It is noted Staffordshire County Council Public Rights of Way Team have been consulted with regards to Public Footpath Cheddleton 52.

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