



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:

Mr M Walker Craigside, Biddulph, Staffordshire, ST8 6BP

Officer: Tracey Lunn

Our Reference: SMD20220484

District Reference: SMD/2022/0484

Date Received: 15-Sep-2022

Date Responded: 29-Sep-2022

Particulars of Development:

Single storey side extension to form garage and glazed porch link.

Location of Development:

53,Craigside,STOKE-ON-TRENT,ST8 6BP

Recommendation Summary: Acceptance

Site Visit Conducted on: 23-Sep-2022

Personal Injury Collisions;

Current records show that there were not any Personal Injury Collisions on Craigside within 43 metres of the property for the previous five years.

Background;

The property is located on Craigside a D classification road (Road No. D1279), which is subject to a 30-mph speed limit and has the benefit of streetlighting. There are no footways along this section of Craigside. Craigside serves mainly residential properties.

Description of Proposal;

Single storey side extension to form garage and glazed porch link.

Comment;

The proposal is to construct a garage with a glazed porch to link the garage to the property.

The proposed garage as detailed on submitted Drwg. No. RLM 1011/3 Revision B at 3.6m wide by 5m (minimum length) to 5.9m long does not meet with Staffordshire Moorlands Parking Standards minimum internal dimensions for a single garage of 3m wide by 6m long.

Access to the proposed garage will be off Craigside. It was noted at the site visit there is an existing dropped crossing access at this point and therefore no modifications to the dropped crossing are required or proposed.

It was also noted at the site visit that there is sufficient off highway parking (driveway) within the curtilage of the property for a property of this size.



It is therefore considered the proposal will not have a detrimental impact on the adopted highway. I have no objections on Highway grounds to the proposal (SMD/2022/0484).

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