STAFFORDSHIRE moorlands DISTRICT COUNCIL

ACHIEVING · EXCELLENCE

Mr Andrew Dukesell
DBD Architectural Consultancy Ltd
50 Broad Street
Leek
Staffordshire
ST13 5NS

Mr Flanders
Crossways Farm
Morridge Top Road
Onecote
Staffordshire
ST13 7SF

Application no: DET/2023/0009

Determined on: 24.04.2023

TOWN AND COUNTRY PLANNING ACT 1990
PLANNING AND COMPENSATION ACT 1991
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT ORDER) (ENGLAND) 2015

DESCRIPTION OF DEVELOPMENT

Application to determine if prior approval is required for a proposed erection of a Portal frame agricultural building for livestock and feed storage at Crossways Farm Morridge Top Road Onecote

PRIOR APPROVAL REQUIRED

Staffordshire Moorlands District Council has determined that the prior approval of the authority will be required as to the siting, design and external appearance of the proposed portal frame agricultural building for livestock and feed storage. **The development must not begin before the authority has given such approval.**

The applicant must now —
display a site notice by site display on or near the land on which the proposed development is to be carried out, leaving the notice in position for not less than 21 days in the period of 28 days from the date on which the local planning authority gave the notice to the applicant [the date at the head of this decision]; and where the site notice is, without any fault or intention of the applicant, removed, obscured or defaced before the period of 21 days has elapsed, the applicant is treated as having complied with the requirements if the applicant has taken reasonable steps for protection of the notice and, if need be, its replacement.

The "site notice" must contain—
(a) the name of the applicant,
(b) the address or location of the proposed development,
(c) a description of the proposed development and of the materials to be used,
(d) a statement that the prior approval of the authority will be required as to the siting, design and external appearance of the building or, as the case may be, the siting and means of construction of the private way,
(e) the name and address of the local planning authority,

and be signed and dated by or on behalf of the applicant. It is suggested that when such a site notice has been displayed, a dated photograph of the notice in place is provided to the authority for their records.

You must now obtain the authority's prior approval of the siting, design and external appearance for the proposed portal frame agricultural building for livestock and feed storage before the development can proceed. To do so you will need to provide details of the posting on site of a site notice as referenced above. The authority shall make a decision in relation to your application within 8 weeks beginning with the day immediately following that on which the application is received by the authority, or within such longer period as may be agreed by the applicant and the authority in writing.

You are recommended to study the accompanying officer decision report as to issues which the LPA may intend to consider in reaching its further decision. The Council will now await your response and further application submission before taking any further action in this matter.

X B.J. Haywood

Signed by: Ben Haywood

On behalf of Staffordshire Moorlands District Council