



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:
 Matthew Potts
 LEEK CRICKET CLUB,
 MACCLESFIELD ROAD,
 LEEK,
 STAFFORDSHIRE, ST13 8SG
Officer: David Plant

Our Reference: SMD20230653

District Reference: SMD/2023/0653

Date Received: 06-Feb-2024

Date Responded: 29-Feb-2024

Particulars of Development:
 Equestrian Shelter

Location of Development:
 Leek Cricket Club, Macclesfield Road, Leek, Staffordshire, ST13 8SG

Recommendation Summary: Conditional

Site Visit Conducted on: 28-Feb-2024

1. On commencement of the development the access between channel of Bridge End and the existing gate shall be surfaced in an appropriate hard material.

REASON

To comply with NPPF; to comply with SMDC Local Plan policy DC1; in the interests of highway safety; to prevent loose material and mud being brought onto the highway.

NOTES TO PLANNING OFFICER

Application is for a replacement stable.

Existing stable is adjacent to an existing field access, accessed off Bridge End, at its junction with Macclesfield Road.

Site plan appears to show an access route from the existing field access on a direct line to the proposed stable location. This seems to be up a very steep slope. However, no other potential access route is shown or suggested.

Materials will need to be delivered to the site. As the existing access is grassed over, this is likely to be damaged by vehicles. (though it is not clear how far into the site a vehicle could get on this route). mud is likely to be brought onto Bridge End and Macclesfield Road - hence condition requiring an appropriate hard material. This is unlikely to need to be bound material as once the stable is built and the disused stable removed, vehicular access will be rare.

Current records show that there were no Personal Injury Collisions on Macclesfield Road within 50m either side of the junction with Bridge End in the previous five years.

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

