



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:

Officer: Tracey Lunn

Our Reference: SMD20240143

District Reference: SMD/2024/0143

Date Received: 08-Apr-2024

Date Responded: 25-Apr-2024

Particulars of Development:

Proposed single storey entrance area and alterations to existing front gable, proposed single storey rear extension, proposed render finish

Location of Development:

4 Shebri Mill Hayes Road, Knypersley

Recommendation Summary: Acceptance

Site Visit Conducted on: 24-Apr-2024

Personal Injury Collisions;

Current records show that there are no Personal Injury Collision (PIC) on Mill Hayes Road within 50m either side of the property from 01/01/2019 to 31/12/2021.

Background;

The property is located on Mill Hayes Road, an unclassified road (Road number D1077), it is subject to a 30mph speed limit, the road is traffic calmed (speed humps) and there are footways and streetlights.

Details of Proposal;

Proposed single storey entrance area and alterations to existing front gable, proposed single storey rear extension, proposed render finish.

Comments on Information Supplied;

The property currently has 3 bedrooms and a garage. Internal changes, to convert the 3rd bedroom into a bathroom will reduce the number of bedrooms to 2. The existing detached garage will remain unaffected by the proposal.

The proposal to construct single storey extensions to the front and rear elevations of the property will provide a hall and kitchen, dining and sitting area.

It is considered the 2-bedroom property has sufficient parking for a property of this size and meets with Staffordshire Moorlands Parking Standards.

The proposal would not have a detrimental impact on the highway. I therefore have no objection to the proposal (application number SMD/2024/0143).

Assistant Director, Highways and the Built County

