

James Bell Architecture Ltd

To: Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
ST13 6HQ

Date: 4th June 2024

Ref: 23046 02

**Ref: Land between Stonefield House and Horton House,
Tompkin Road, Stanley, ST9 9LX**

Dear Sir / Madam

This application seeks to amend via a S.73A the approved development with decision ref: SMD/2015/0342 – *“Variation of Condition on (10/00977FUL) to replace drawing number PL200(5) with PL200(8)”*

The application seeks the following amendments to Condition 1:-

Substitution of the following drawings:

- PL202(2) – Proposed streetscene
- PL203 – Roof plans
- PL100(3) – Proposed Site Layout
- PL200(5) – Proposed Plans and Elevations of Tompkin House
- 2542 03E – Proposed Landscape
- PL202(2) – Proposed Garages

The following drawings are to be subject for replacement:

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Director: James Bell. B.A Hons Architectural Studies / B.Arch Architecture (Newc) (RIBA)

Company Registration: James Bell Architecture Ltd. 7002692

- 23046 1 Proposed Plans and Elevations
- 23046 2 Existing Proposed Site Plan
- 23046 3 Existing Proposed Street scenes

The primary purpose of the application is to amend the design of the approved Tompkin house. It is also now to be known as “The Meadows”.

“Horton House” has been completed and all other matters in regard to the previously submitted planning applications for design amendments relating to Horton House as well as applications discharging previously imposed conditions remain unaffected by this proposed submission.

The applicant, Mr Robert Eggington, commissioned and built Horton House which is now finished. He is now intending to build the new dwelling as his principal home.

Mr Eggington’s aspiration is to build a house that captures the architectural excellence of Horton House but with more modern elements including predominantly more glass to the rear elevation to capture the views of the rolling landscape.

The standard of the design and construction of The Meadows will be held to the highest standards set by that of Horton House which has received local public applause for its high quality. This includes for example and importantly, because it is a distinctive element of this site, continued use of the sandstone and its attention to fine detailing.

I trust the above to be satisfactory

Should you require any further information please do not hesitate in contacting me

Yours Faithfully

Director. **James Bell** Architecture Ltd