



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. Matt Aitken. Bonemill Cottages, Belper, Derbyshire,
 DE56 1ND

Officer: David Plant

Our Reference: SMD20250052

District Reference: SMD/2025/0052

Date Received: 11-Feb-2025

Date Responded: 28-Feb-2025

Particulars of Development:

Retrospective full application for the alteration and maintenance of private ways for full forestry use.

Location of Development:

ACCESS TO COLLYHOLE WOOD AND GOG WOOD, Church Lane, Ipstones

Recommendation Summary: Conditional

Site Visit Conducted on: 12-Feb-2025

1. The access shall be surfaced in a bound material for a minimum distance of 1m rear of the carriageway in accordance with details to be first submitted to and approved in writing by the Local Planning Authority. The access shall thereafter be surfaced and maintained for the life of the development in accordance with the approved details.

REASON

To comply with NPPF paragraph 116 and 117; to comply with SMDC Local Policy DC1; in the interests of highway safety; to support the edge of carriageway.

IMPORTANT INFORMATIVE TO BE INCLUDED ON DECISION NOTICE

The widened access crossing to the site from the highway shall be constructed in accordance with the submitted drawing and SCC requirements. Please note that prior to the access being constructed you require Section 184 Notice of Approval from Staffordshire County Council. The link below provides a further link to 'vehicle dropped crossings' which includes a 'vehicle dropped crossing information pack' and an application form for a dropped crossing. Although the pack refers to dropped crossings, a S184 notice is required for an access leaving the carriageway and crossing highway verge regardless of the presence of a kerb. Please complete and send to the address indicated on the application form which is Staffordshire County Council at Network Management Unit, Staffordshire Place 1, Wedgwood Building, Tipping Street, STAFFORD, Staffordshire, ST16 2DH. (or email to trafficandnetwork@staffordshire.gov.uk)

Vehicle access crossing (dropped kerb) - Staffordshire County Council
<http://www.staffordshire.gov.uk/transport/staffshighways/licences/>

NOTES TO PLANNING OFFICER

Application is retrospective for a widened access off a rural road for forestry purposes.

Church Lane is a quiet rural lane with low volumes of traffic and generally generally low speeds due the alignment and topography at the location of the access.

There was an existing access which has been widened to facilitate forestry use. This widening will facilitate and intensify use of the access. There is no information on the size or type of vehicle which will access the site - other than the statement of vehicles currently parking in the passing place opposite. The size of the parking and turning area and geometry of approach road will limit the size of vehicle able to access the site. Planning statement does not suggest significant forestry work requiring large vehicles. As use of the access will be intensified, condition is recommended which will provide support to the edge of carriageway to prevent damage to the carriageway. This could equally be provided by kerbing.

Current records show that there were no Personal Injury Collisions on Church Lane within 215m either side of the property access in the previous five years.

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