

EXISTING SITE
The existing caravan park currently has 29 static caravans, but is licensed for 40 and is permitted to be occupied between 6th March - 6th January annually.

PLANNING PROPOSAL
This proposal is to re-organise the site layout, increasing the number of statics to 49 by repositioning existing vans or removing vans to allow a better layout to be created. New static caravans are to be mostly 35' x 12' on plan with customers allowed to choose from a variety of designs and layouts. A few 35' x 12' statics are proposed as indicated. In addition to the extra statics this application also seeks to allow occupation of the units for the full 12 months. The statics to be removed or repositioned are shown dotted for reference.

The existing access track network around the site is to be altered/adapted to suit the new site layout. The tracks are to be formed with crushed stone and timber edgings as per the existing.

SERVICES
The existing water and electric services serving the site shall be adapted to suit the new layout.

DRAINAGE
The new or repositioned static caravans shall be connected into the existing foul sewer within the site. Storm water from caravans and access roads shall soak into the adjacent grassed areas.

LANDSCAPING
The site is maturely landscaped to its perimeter and this will remain unaltered. The areas between statics is largely grass for ease of maintenance and again this will be maintained and reinstated once the new layout is established.

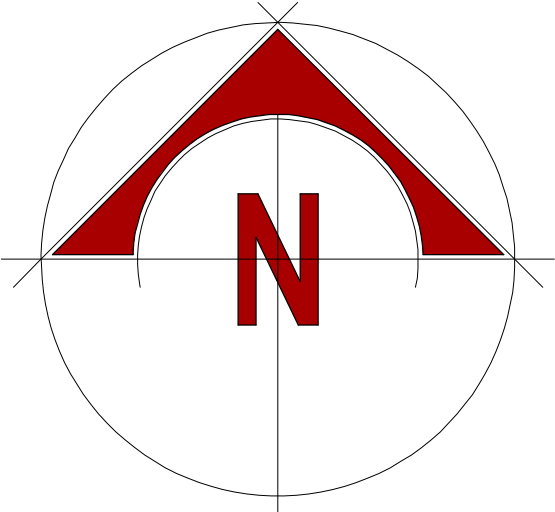
BNG
This application should be read in conjunction with the Ecological Impact Assessment and BNG Report prepared by Liz Ecology which includes enhancements to the existing mature tree at the entrance to the site and a couple of areas of grassland that will need to be enhanced.

KEY

Existing Static Caravan

Relocated or New Static Caravan

BINS
It is proposed to create a new bin store at the exit of the Park, as indicated where all occupants will deposit their personnel waste. Refuse vehicles will collect bins from the entrance of the site to reduce disturbance to occupants. Existing bin storage areas dotted around the site are to be removed.
Bin store to be surfaced with grasscrete or similar and planted with neutral grasses.



scale bar @ 1:200

Mr M Burnside

Proposed Alterations to
Rudyard Vale Caravan Park,
Lake Road, Rudyard,
Leek, Staffordshire,
ST13 8RN.

Planning Proposal
Site Plan

Date	October 2024	Sheet	A0	Scale	1:200
Eng No.	2024-2920-02	Rev.	D	Drawn	RG
A - 19/10/2024 - LAYOUT UPDATED					
B - 16/01/2025 - PLAN UPDATED FOR PLANNING APPLICATION					
C - 28/01/2025 - TITLE UPDATED					
D - 20/03/2025 - SCALE CHANGED TO 1:200					



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