



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:

Woodcroft, Park Drive, Cheadle, Staffordshire,
ST10 1JN

Officer:

Our Reference: SMD20250254

District Reference: SMD/2025/0254

Date Received: 28-May-2025

Date Responded: 10-Jun-2025

Particulars of Development:

Single storey rear extension.

Location of Development:

Woodcroft Park Drive, Cheadle

Recommendation Summary: Acceptance

Site Visit Conducted on: 04-Jun-2025

Personal Injury Collisions;

Park Drive is a private road, Staffordshire County Council do not hold personal injury collision (PIC) data on private roads. The nearest adopted road is Leek Road, current records show that there were not any PICs on Leek Road within 50 metres either side of the junction with Park Drive between 30/12/2019 and 29/12/2022.

Background;

The property is located on Park Drive. Park Drive is a private road serving residential dwellings, the nearest adopted road is Leek Road (Road No. A522) which is an A classification road and is subject to a 30-mph speed limit. There are footways and streetlights along the section of Leek Road that junctions with Park Drive.

Description of Proposal;

Single storey rear extension.

Comments on Information Submitted;

The proposal is for a single storey extension to the rear of the property. The extension will create a seating area and utility. The current kitchen and utility will be converted into a kitchen and dining area.

Parking for 3 vehicles is shown on submitted plan 00846-004.

The proposal to construct the extension to the rear of the property does not have a negative effect on the current parking arrangements and therefore does not cause a detrimental impact on the highway. I have no objection to the proposal (application number SMD/2025/0254).

Note to Planning Officer;

The red outline plan does not connect with the adopted highway.

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