
From: planningcomments@staffs Moorlands.gov.uk
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Subject: Comment Received from Public Access

Categories:

Application Reference No. : SMD/2025/0264 Site Address: Darleyshire Farm Leek Road Wetley Rocks Staffordshire ST9 0AR Stoke On Trent Comments by: Oliver Wright

From:

NAPC
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Submission: Support

Comments: Regarding the planning application reference SMD/2025/0264, which proposes the erection of a single-storey extension to an annex at Darleyshire Farm, Leek Road, Wetley Rocks, Staffordshire, ST9 0AR, the National Annexe Planning Consultancy (NAPC) extends its support for this development. This proposal aligns with our national position that ancillary and modular development efficiently utilises existing residential plots and supports flexible living arrangements, including multigenerational setups.

The proposed extension reinforces the ancillary nature of the annex, providing additional space while maintaining its connection to the main dwelling. NAPC's expertise in this field underscores the importance of ensuring that such developments remain integrated with the primary residence to prevent any risk of separation, which could undermine their intended use.

We encourage the applicant to consider the scale and layout of the extension to ensure it complements the existing structures and preserves the character of the area. Should the applicant require expert advice on policy compliance and achieving long-term peace of mind, we warmly invite them to contact NAPC for guidance. More information can be found at <https://napc.uk/annexe-support/>.

Furthermore, we urge the Staffordshire Moorlands Council to consider incorporating supportive annexe policies in future iterations of their local plan. The positive impact of ancillary accommodation is evident in regions such as Ireland and California, where it has significantly contributed to alleviating housing pressures.

In conclusion, NAPC supports this application as it exemplifies a sustainable response to housing needs, and we look forward to seeing the benefits it will bring to the local community.

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