



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: COU

Applicant:

Knypersley Hill Farm , Lodge Barn Road, Knypersley,
Staffordshire, ST8 7NS

Officer:

Our Reference: SMD20250283

District Reference: SMD/2025/0283

Date Received: 18-Jun-2025

Date Responded: 02-Jul-2025

Particulars of Development:

Change of use and extension of existing barn to form residential annex (self build)

Location of Development:

Knypersley Hill Farm Lodge Barn Road, Knypersley

Recommendation Summary: Acceptance

Site Visit Conducted on: 25-Jun-2025

NOTES TO PLANNING OFFICER

Application is for alterations to a barn to form residential annex.

Lodge Barn Road is a private/unadopted road. Red line does not connect to the highway but access is along Lodge Barn Road. Developer should ensure they have appropriate rights and permissions to access and carry out the development.

None of the submitted drawings accurately define the parking/garden areas. However, there is adequate space within the site, away from the highway to accommodate parking requirement for uses of the site. Access off Park Lane is existing and will not be affected by this proposal. This access is in current use by multiple properties.

Design and Access Statement states that one additional person will reside at the site. Potentially one additional vehicle using the site and access is unlikely to have a severe effect on the highway.

Current records show that there were no Personal Injury Collisions on Park Lane within 50m either side of the Lodge Barn Road junction in the previous five years.

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