



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

Our Reference: SMD20250297

Date Received: 24-Jun-2025

Particulars of Development:

Proposed riding arena

Location of Development:

Land off Alwoodley , Edge Lane , Endon , Staffordshire

Recommendation Summary: Conditional

Site Visit Conducted on: 25-Jun-2025

1. The menage shall be for the private use of the applicant and their family. It shall not be used for public competition.

REASON

To comply with NPPF Paragraph 116; to comply with SMDC Local Plan Policy DC1; in the interests of highway safety; in the interests of the safety and convenience of other road users;

NOTES TO PLANNING OFFICER

Application is for a riding area.

Riding area is proposed adjacent to existing stables. Horses are already used in this area.

Design and access statement states that vehicles will park at Alwoodley. As use is restricted to family, additional vehicles are likely to be few and this will be acceptable.

Edge Lane is a narrow rural lane which would be unsuited to traffic associated with open, public competition. Condition recommended above is intended to prevent this

Current records show that there was 1 personal injury collisions (PIC) on B5051 Clay Lake within 50 metres either side of the Edge Lane junction in the previous five years. Although all PICs are regrettable, the overall volume of collisions does not suggest there are any existing safety problems that would be exacerbated by the proposed development.

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