

Conservation Team

Date: 6th October 2025
Application Ref: SMD/2025/0367
Site Address: Broadhurst Farm, Leek Road, Waterstones
Proposal: Change of use of three holiday cottages from holiday accommodation to open-market houses

Consultation Response

We have undertaken a desk-based assessment of the proposal, including a review of the submitted Planning Statement and decided that no technical advice is required from Conservation.

The development site would involve a possible non-designated heritage asset, visible on historic mapping. The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining applications and a balanced judgment will be required in regards to the scale of harm or loss of the significance of that asset (par.216 of the NPPF). The application should be determined in accordance with Section 16 of the NPPF and policy DC2 of the local development framework.

We have determined not to provide technical conservation advice in this case. If you believe specialist conservation advice is required, please contact

Conservation Officer: