



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: PERMISSION IN PRINCIPLE

Our Reference: SMD20260099

Applicant:

Ms Karen Pitcher 65, Grange Road, STOKE-ON-TRENT, ST8 7RY

Officer: Nawaz Malik

District Reference: SMD/2026/0099

Date Received: 18-Mar-2026

Date Responded: 14-Apr-2026

Particulars of Development:

Permission in Principle Application for Seven New Dwellings at Land off Farmside Lane, Biddulph Moor

Location of Development:

LAND SOUTH OF FARMSIDE LANE, BIDDULPH MOOR

Recommendation Summary: Acceptance

Site Visit Conducted on: 13-Apr-2026

Personal Injury Collisions

Current records show that there were not any Personal Injury Collisions on Farmside Lane within 43 metres either side of the property accesses for the previous five years.

Background

Farmside Lane is an unclassified road (Road No. D1198) with a speed limit of 30 mph. Farmside Lane has footways on opposite side of the proposed development site only. The road is lit.

Description of Proposal

Permission in Principle Application for Seven New Dwellings at Land off Farmside Lane, Biddulph Moor.

Comment on Information submitted

The indicative site plan drawing No. 1797 – 101 shows the creation of 7 no. access drives off Farmside Lane to serve the new dwellings.

Visibility splay shall be provided for any new access / drive in line with the speed limit of the highway. If this is not achievable any future application will be refused.

Recommendations

I have no objection in principle of this development.

Note to Planning Officer

The application is for Permission in Principle only.

There would need to be details provided such as:

- Visibility Splay in line with the speed limit of the road.
- Information on sustainable transport links, public transport, pedestrian facilities, cycle facilities.
- Local amenities available to include such as shops, doctors, schools etc.

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