



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

Applicant:

John Pointon & Sons Ltd C/o Wharfe Rural Planning,
 Sapling Home Farm, Ullard Hall Lane, Knutsford, WA16 9PJ

Officer: Nawaz Malik

Our Reference: SMD20260050

District Reference: SMD/2026/0050

Date Received: 18-Mar-2026

Date Responded: 16-Apr-2026

Particulars of Development:

Engineering works for agricultural land improvement

Location of Development:

Land Off , Rownall Road , Wetley Rocks , Staffordshire

Recommendation Summary: Conditional

Site Visit Conducted on:

Personal Injury Collisions

Current records show that there were not any Personal Injury Collision (PIC) on Rownall Road either side of the proposal for the previous five years.

Background

Rownall Road is a classified road (Road No. C0083) with a speed limit of 60mph. The road has no footways on either side of the carriageway. The road is unlit.

Description of Proposal

Engineering works for agricultural land improvement.

Comment on Information submitted

Submitted documents include Construction Management Plan and Traffic Management Plan.

Recommendations

I have no objection subject to the following being secured via conditions development:

- 1 The proposed works shall be undertaken in line with approved plans.

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