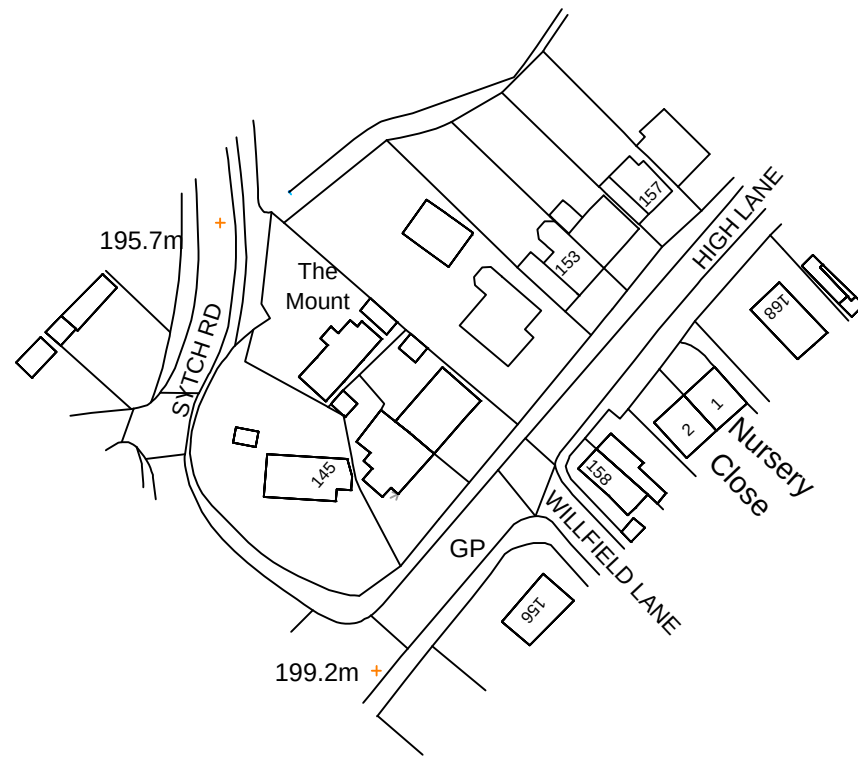
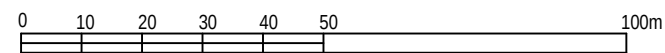




Licence Number: AC0000808122

SCALE:



SITE LOCATION PLAN 1:1250

DME Design

CLIENT

Mr & Mrs Cartlidge

PROJECT

Proposed Ground and Lower Ground Floor Extension
and Proposed Side Extension above existing Garage at
153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA

TITLE

Location Plan

SCALE

1:1250 @ A3

DRAWN

DME

DRG NO.

26-005-00

DATE

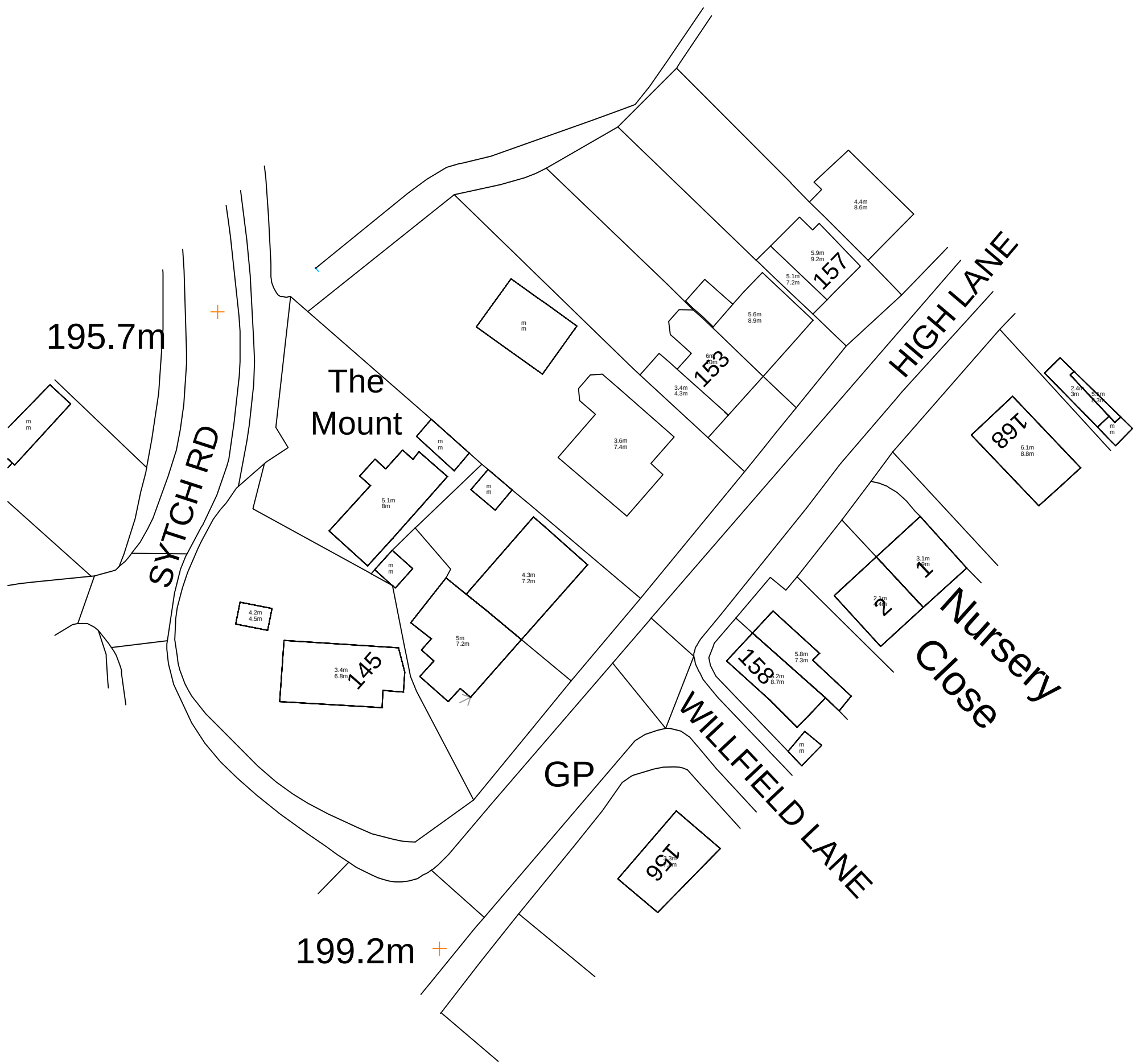
23/08/2026

REV.

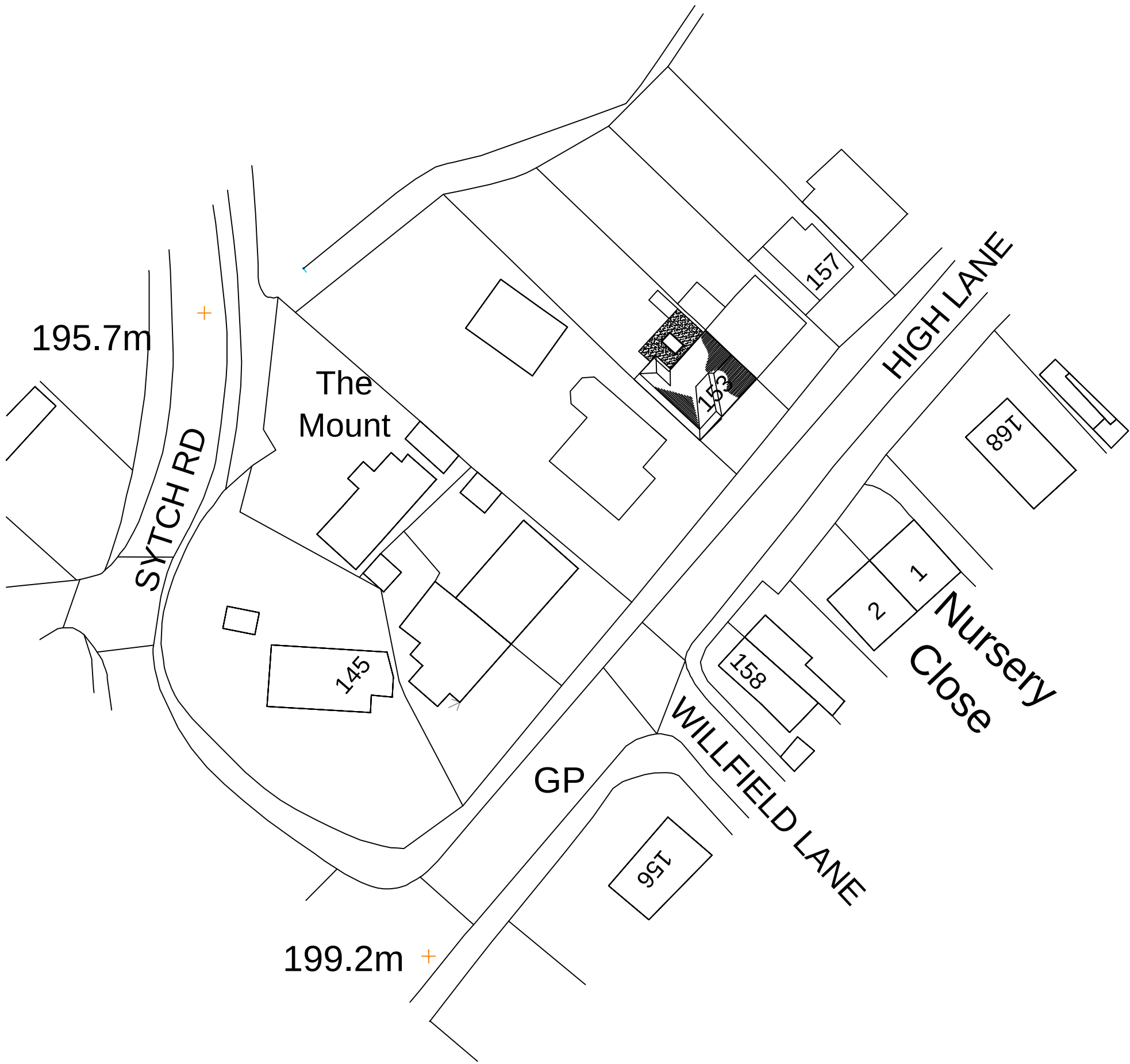
DESCRIPTION

DATE

PLANNING

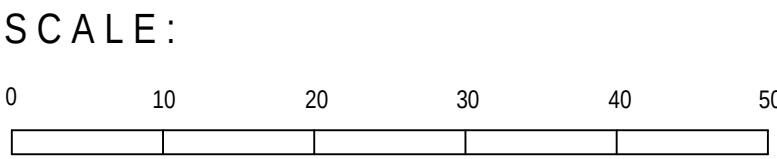


EXISTING SITE BLOCK PLAN 1:500



PROPOSED SITE BLOCK PLAN 1:500

Licence Number: AC0000808122



PLANNING

DME Design

CLIENT

Mr & Mrs Cartlidge

PROJECT

Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA

TITLE

Existing & Proposed Location Plan

SCALE

1:500 @ A1

DRAWN

DME

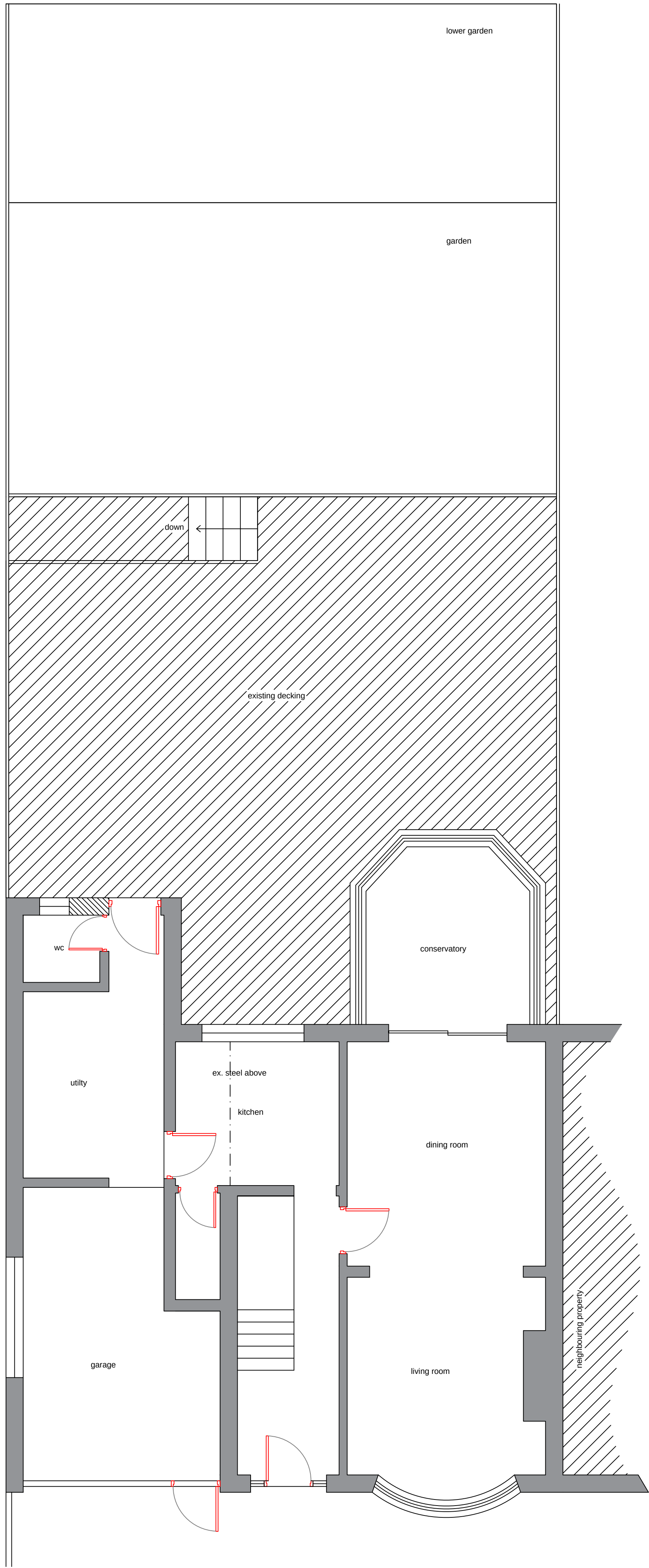
DRG NO.

26-005-01

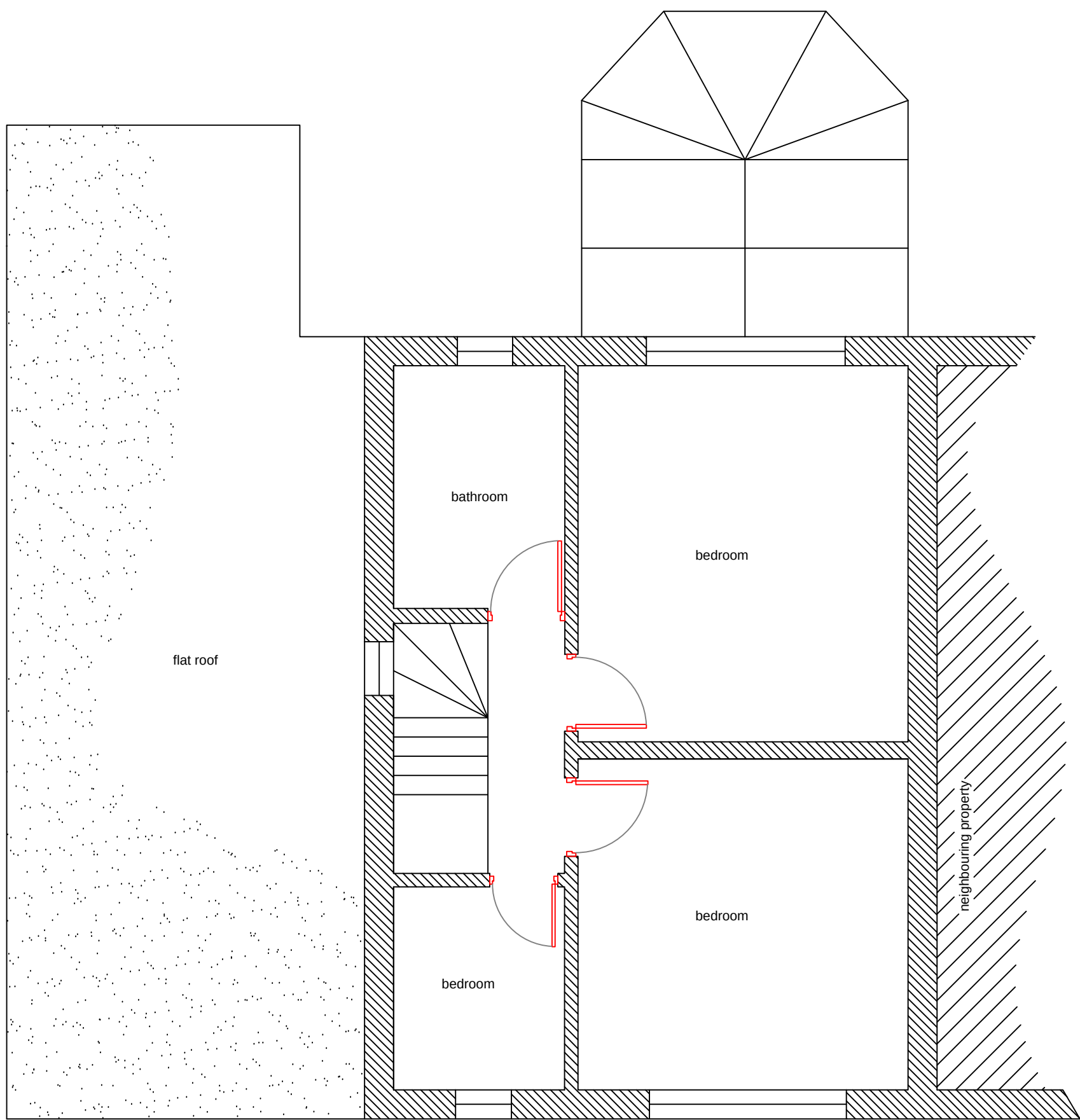
DATE

23/08/2026

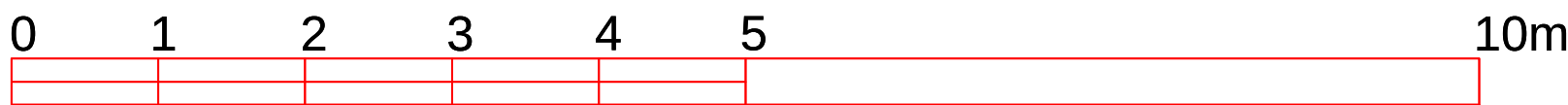
REV.	DESCRIPTION	DATE
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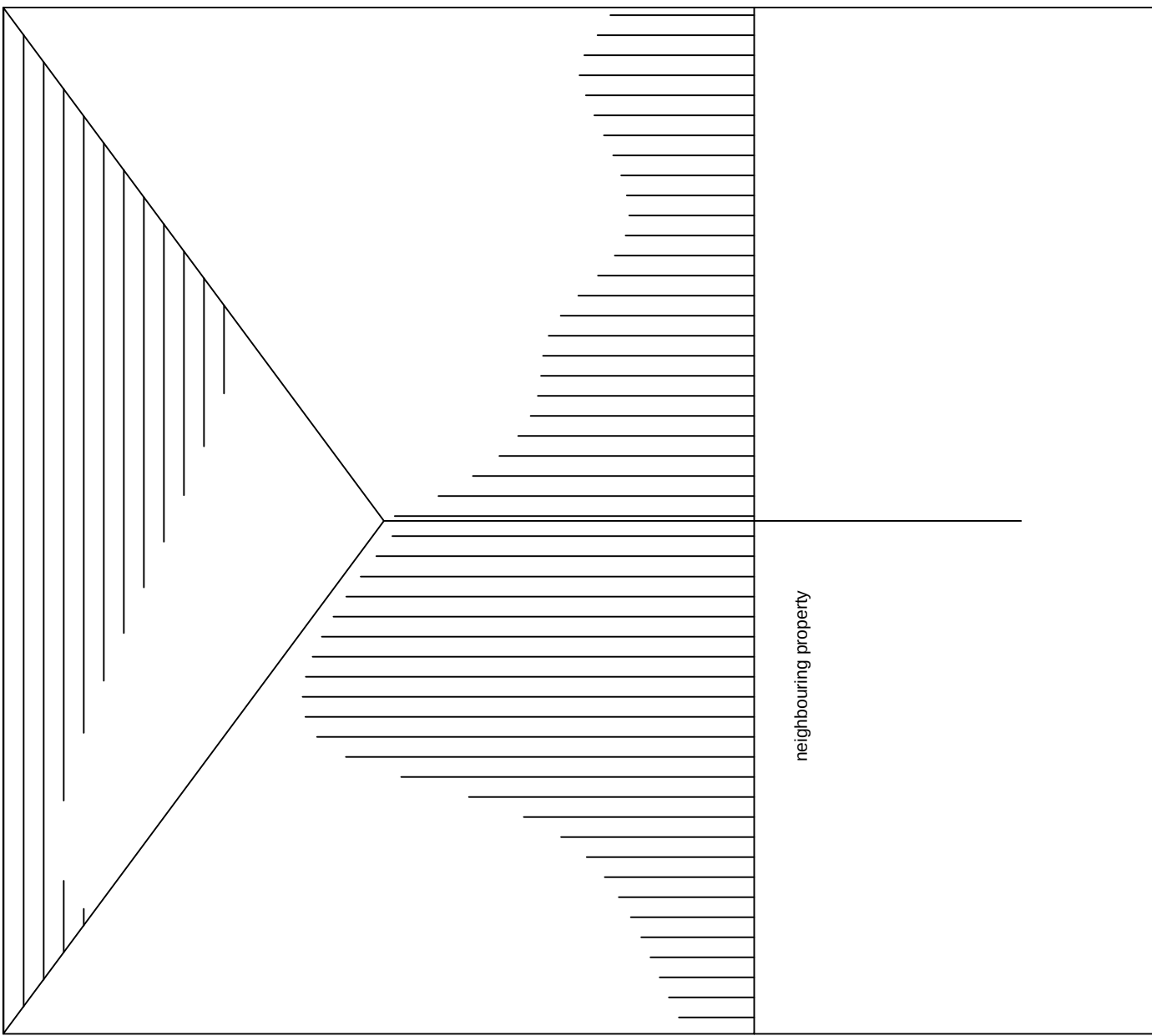
EXISTING GROUND FLOOR PLAN 1:50



EXISTING FIRST FLOOR PLAN 1:50



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EXISTING ROOF PLAN 1:50

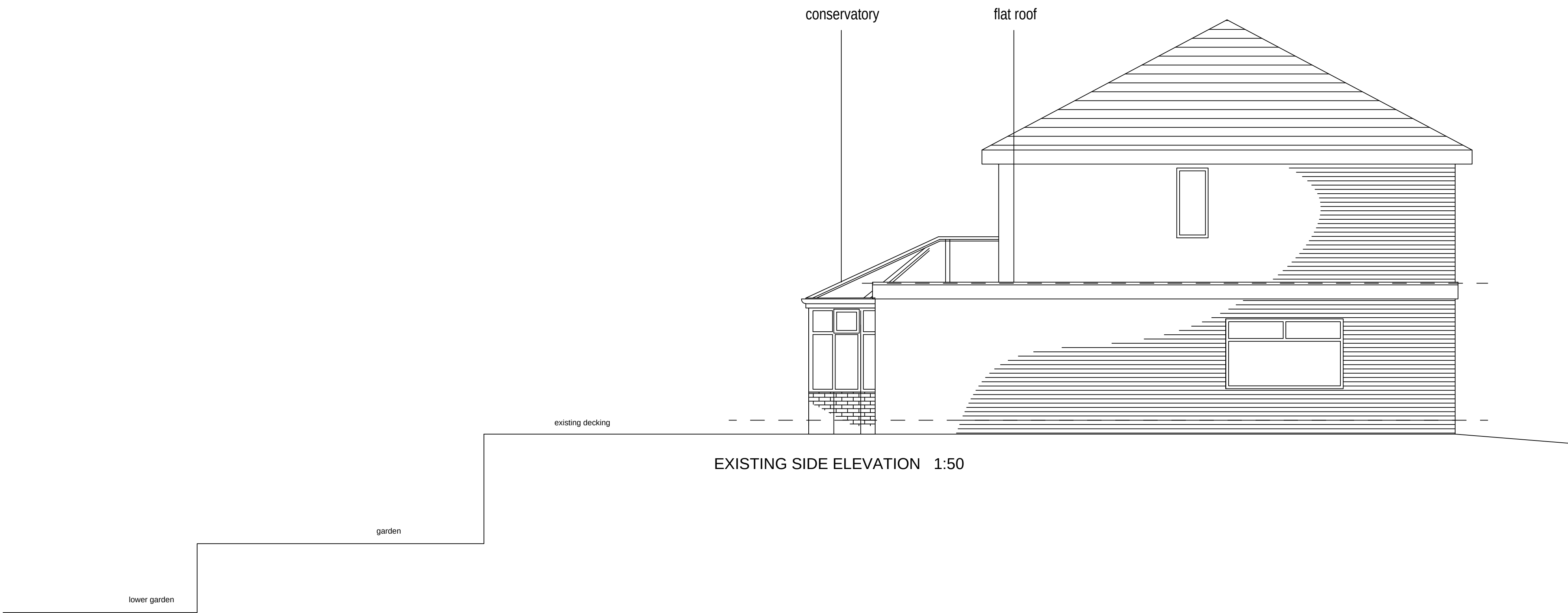
DME Design		
CLIENT		
Mr & Mrs Cartlidge		
PROJECT		
Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA		
TITLE		
Existing Ground and First Floor Plan		
SCALE	DRAWN	
1:50 @ A1	DME	
DRG NO.	DATE	
24-002-02	23/08/2026	
REV.	DESCRIPTION	DATE



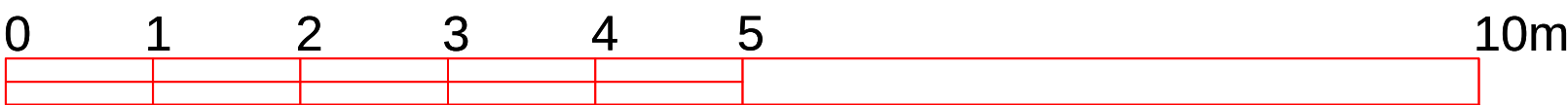
EXISTING FRONT ELEVATION 1:50



EXISTING REAR ELEVATION 1:50

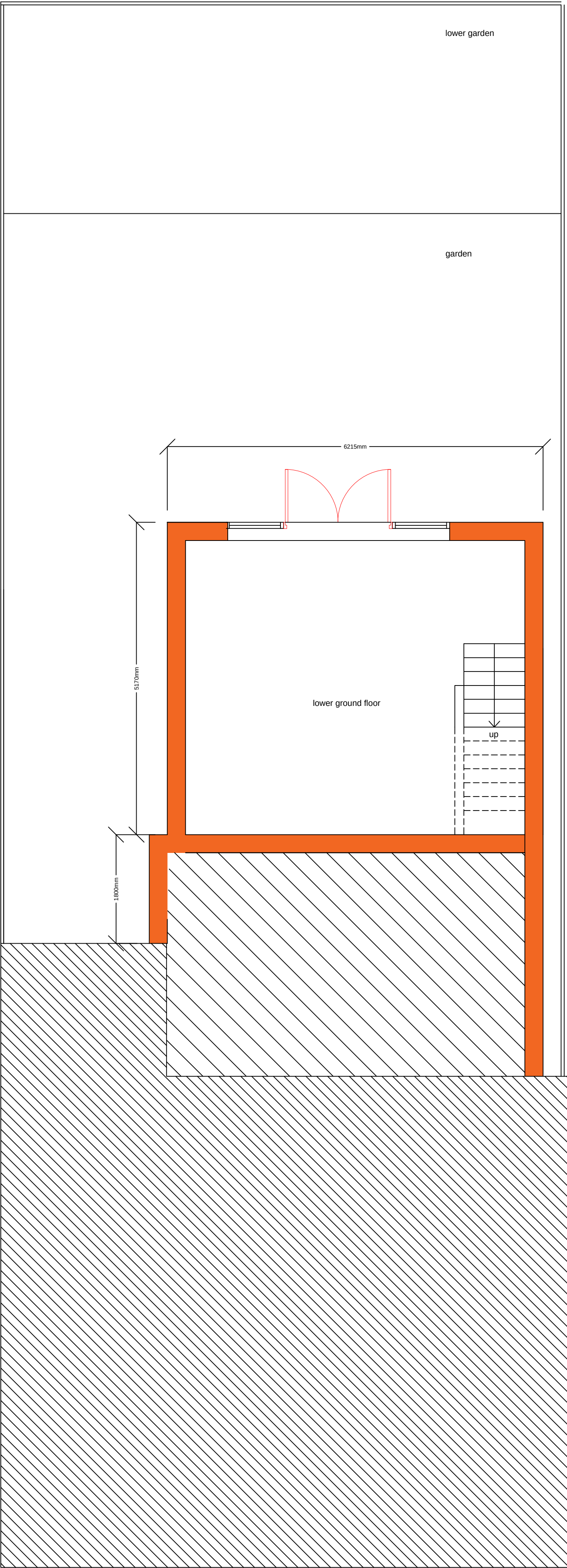


EXISTING SIDE ELEVATION 1:50

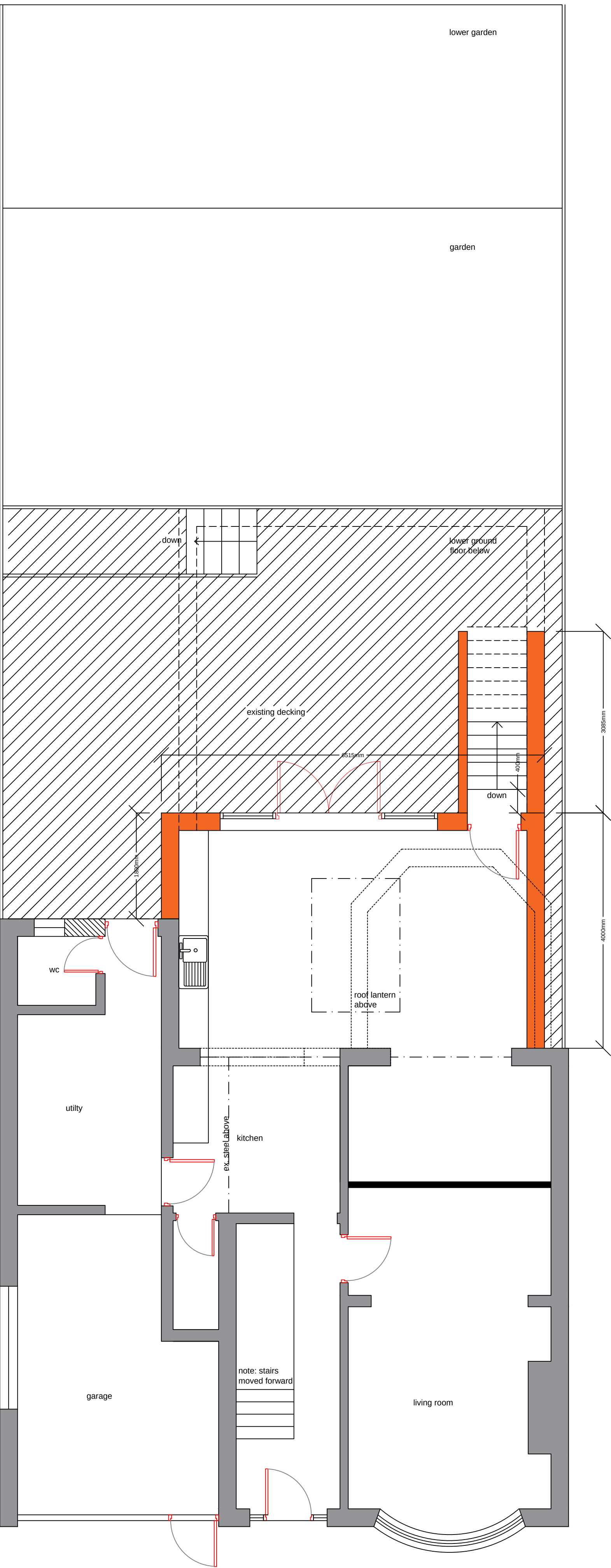


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DME Design		
CLIENT		
Mr & Mrs Cartlidge		
PROJECT		
Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA		
TITLE		
Existing Elevations		
SCALE	DRAWN	
1:50 @ A1	DME	
DRG NO.	DATE	
24-002-03	23/08/2026	
REV.	DESCRIPTION	DATE



PROPOSED LOWER GROUND FLOOR PLAN 1:50

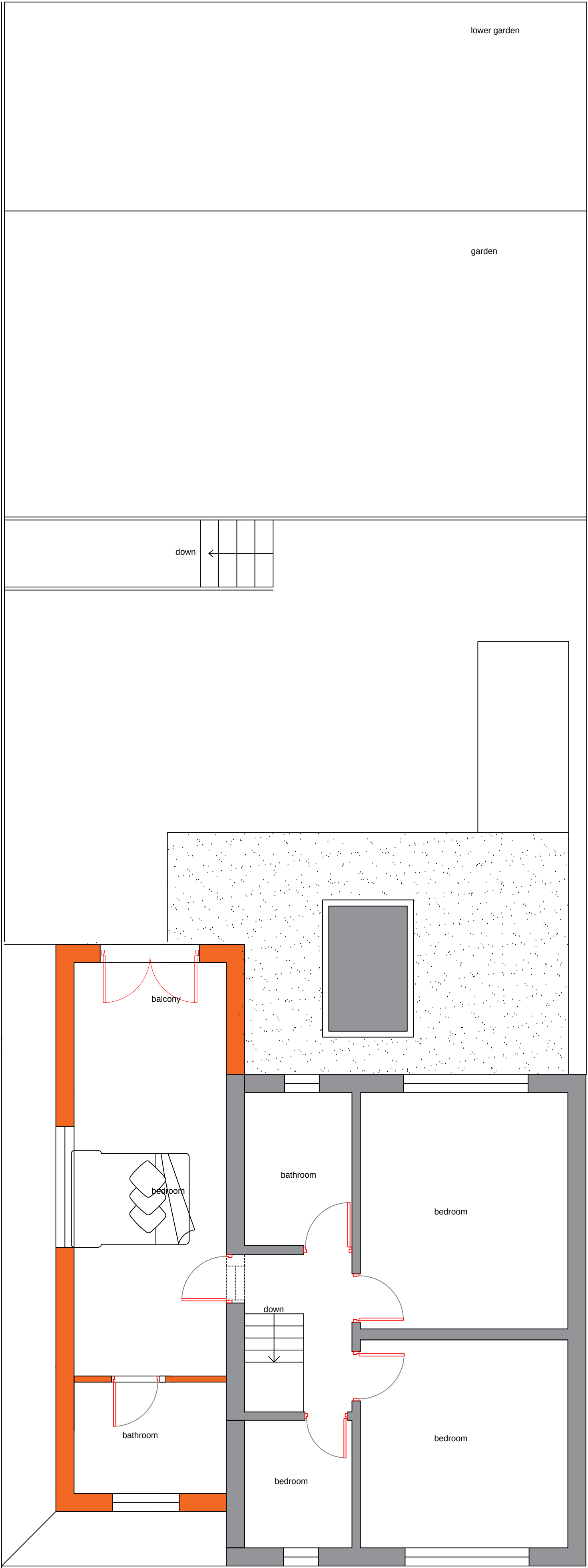


PROPOSED GROUND FLOOR PLAN 1:50

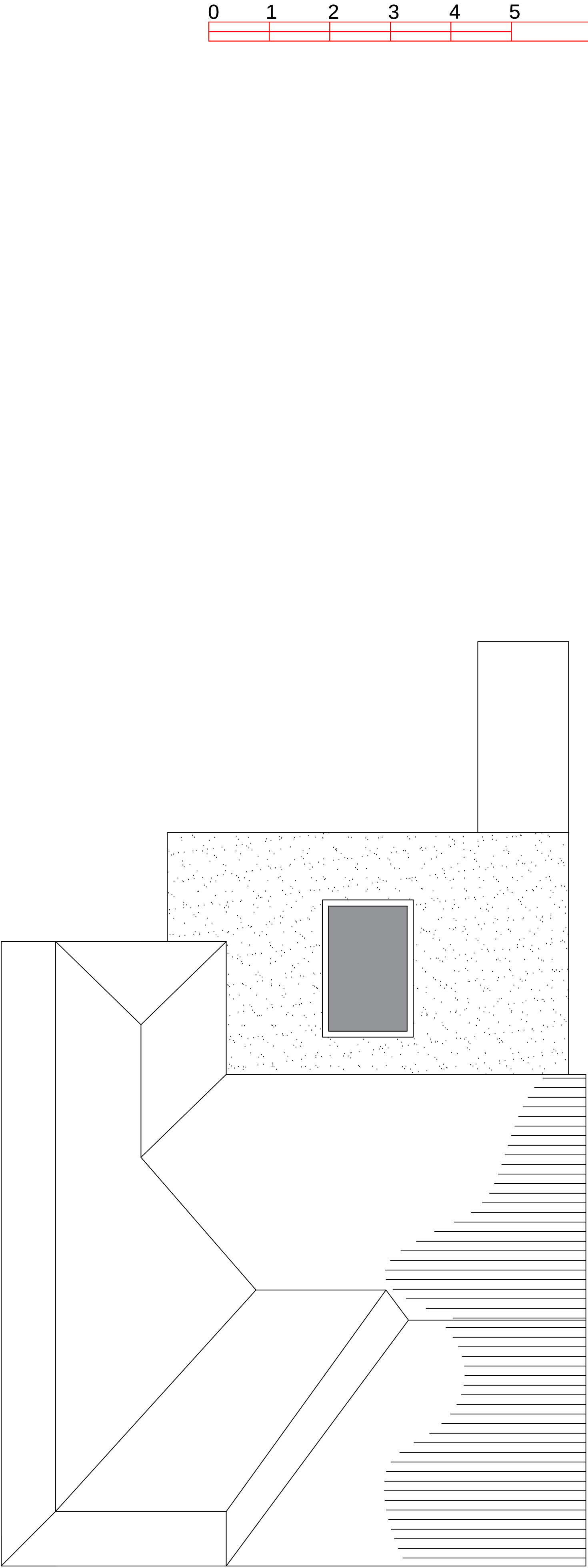
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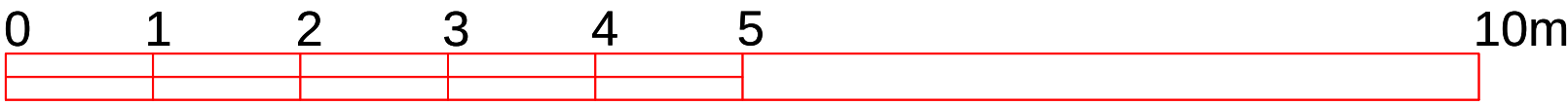
DME Design		
CLIENT		
Mr & Mrs Cartlidge		
PROJECT		
Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA		
TITLE		
Proposed Ground Floor and Lower Floor Plans		
SCALE	DRAWN	
1:50 @ A1	DME	
DRG NO.	DATE	
24-002-10	23/08/2026	
REV.	DESCRIPTION	DATE



PROPOSED FIRST FLOOR PLAN 1:50

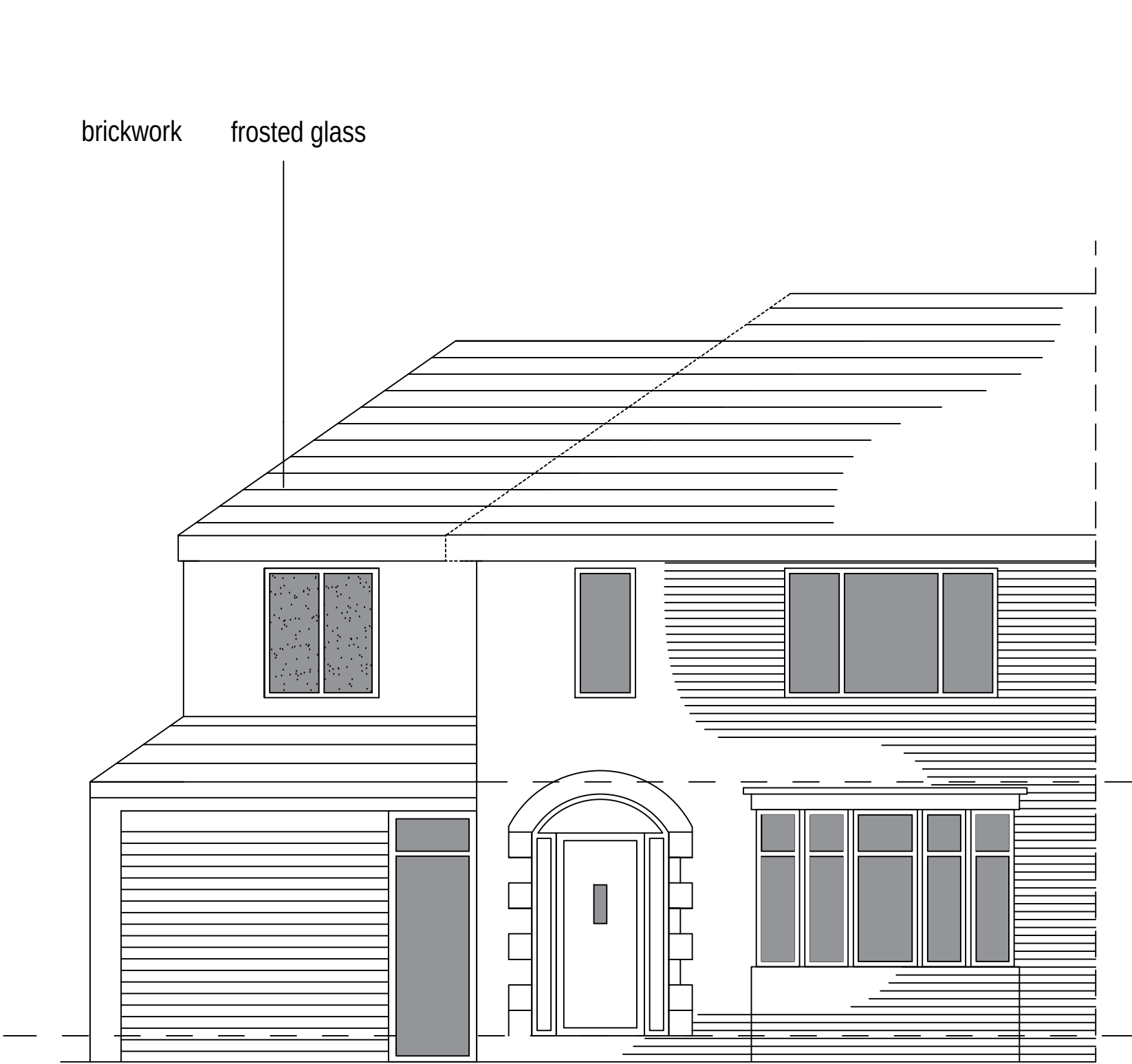


PROPOSED ROOF PLAN 1:50

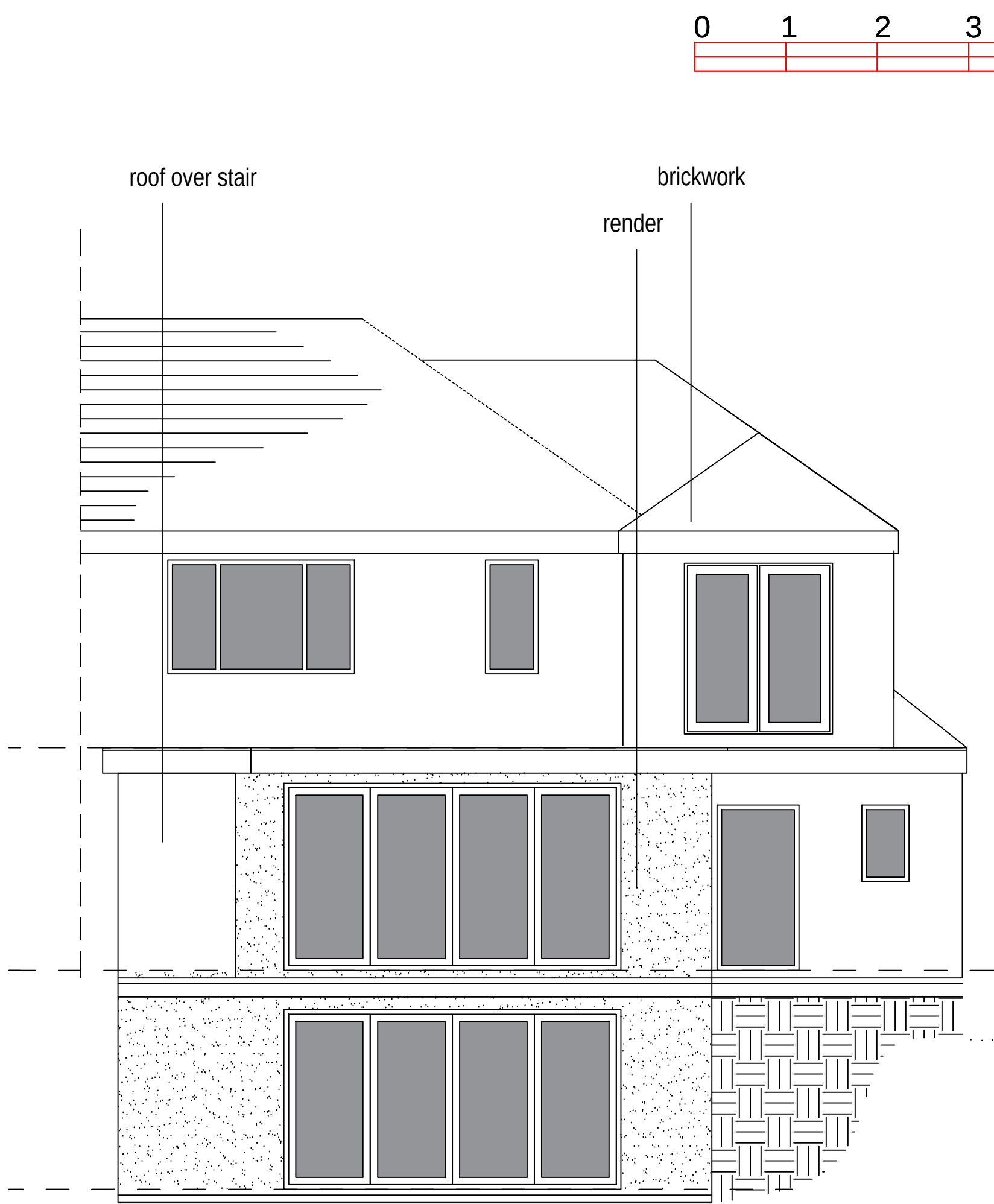


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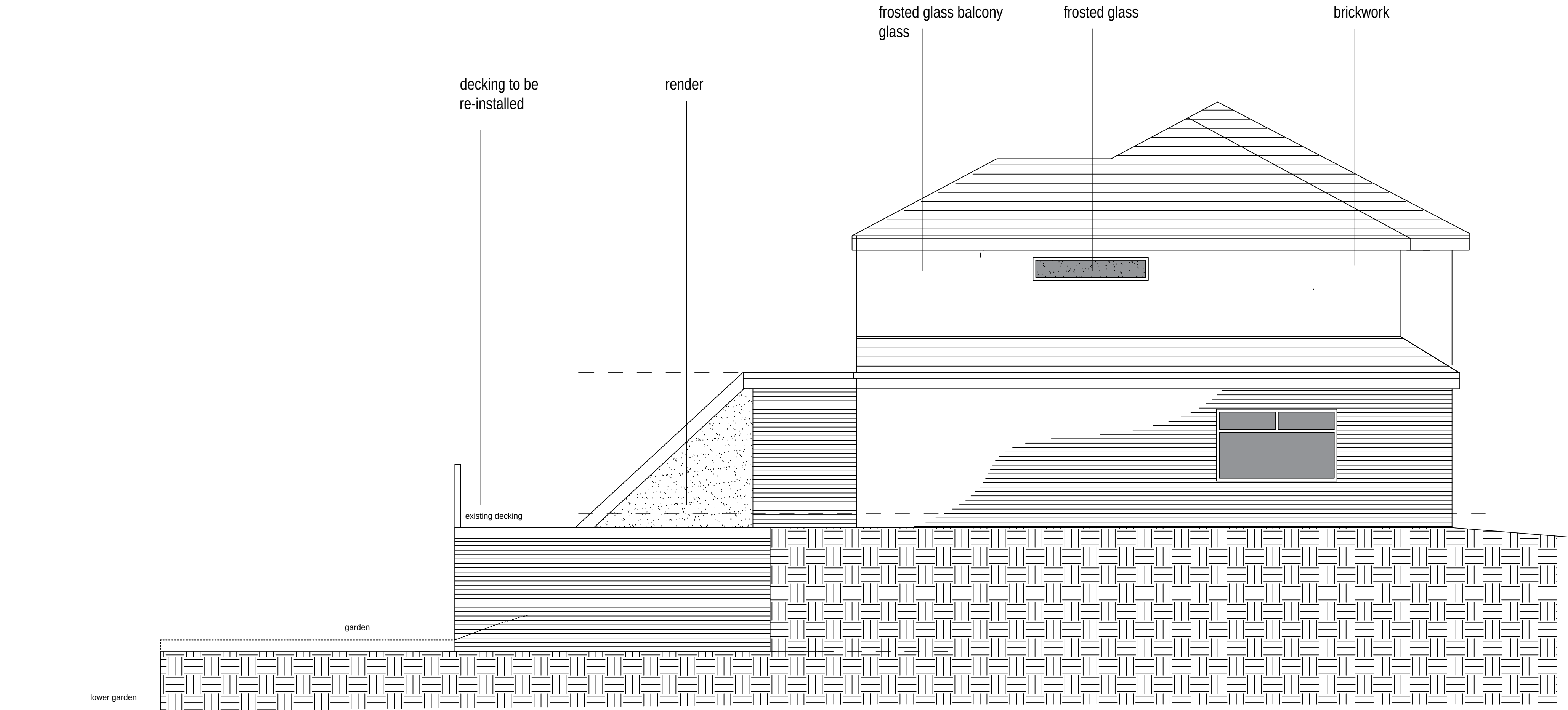
DME Design		
CLIENT		
Mr & Mrs Cartlidge		
PROJECT		
Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA		
TITLE		
Proposed First Floor Plan & Roof Plan		
SCALE	DRAWN	
1:50 @ A1	DME	
DRG NO.	DATE	
24-002-11	23/08/2026	
REV.	DESCRIPTION	DATE



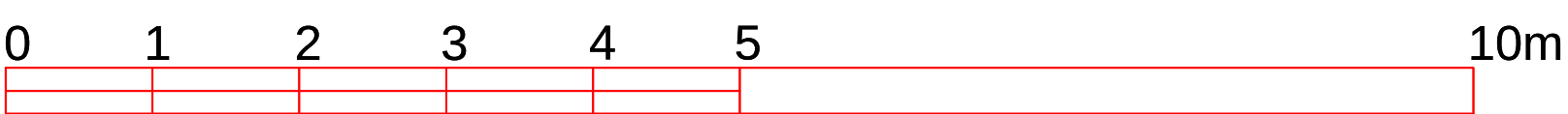
PROPOSED FRONT ELEVATION 1:50



PROPOSED REAR ELEVATION 1:50



PROPOSED SIDE ELEVATION 1:50



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Planning Statement – Revised Extension Design

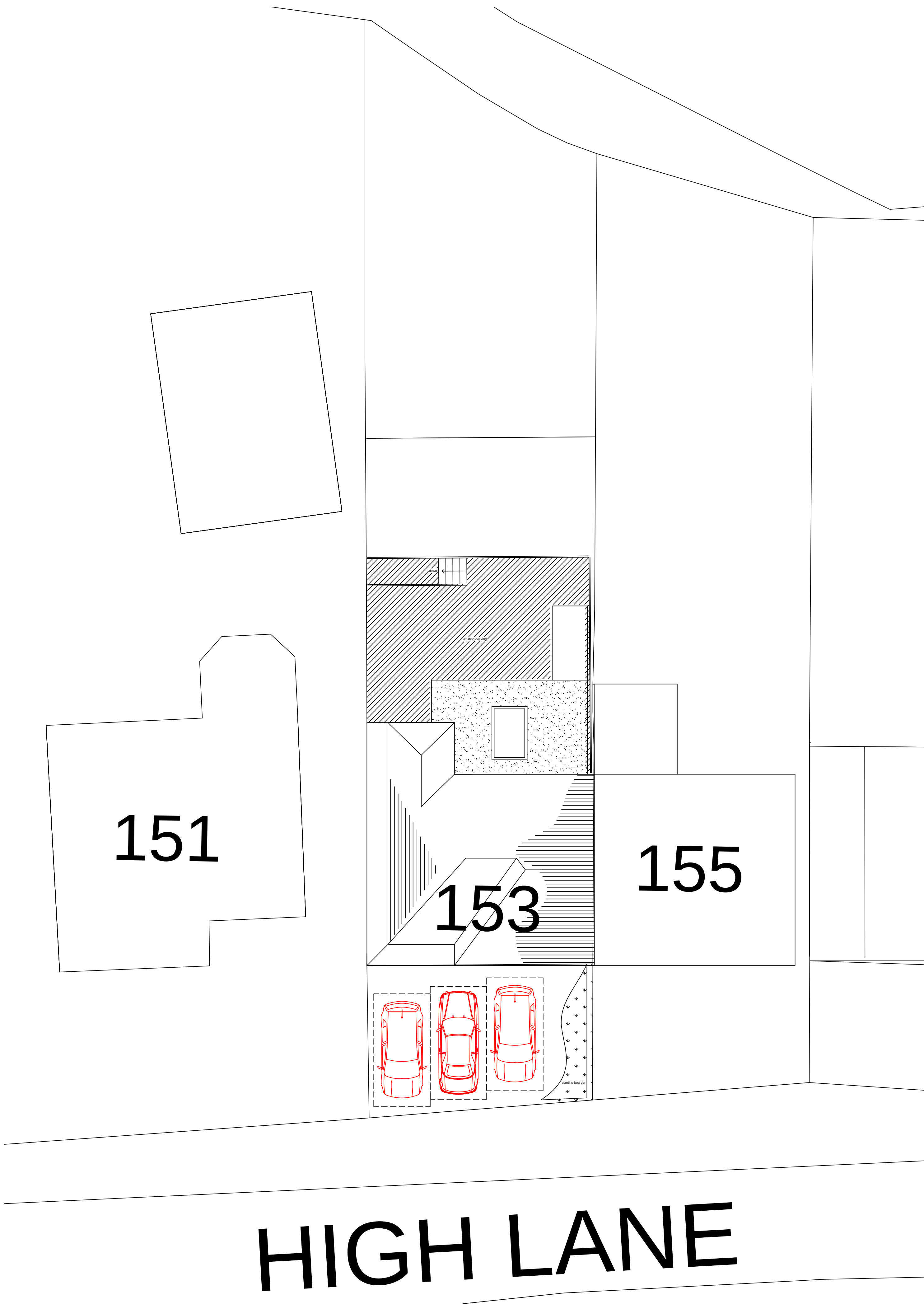
The revised proposal for an extension at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA has been carefully designed to respond positively to the character of the property, the surrounding area and the relationship with neighbouring dwellings. The amendments seek to ensure that the development complies with the relevant adopted planning policies, particularly those relating to residential amenity, scale, siting, design and the protection of neighbouring properties.

A key element of the revised design is the positioning of the extension away from the common boundary with the neighbouring property. This separation reduces the sense of enclosure and limits the potential for an overbearing relationship or unacceptable impact upon the neighbour's outlook and amenity.

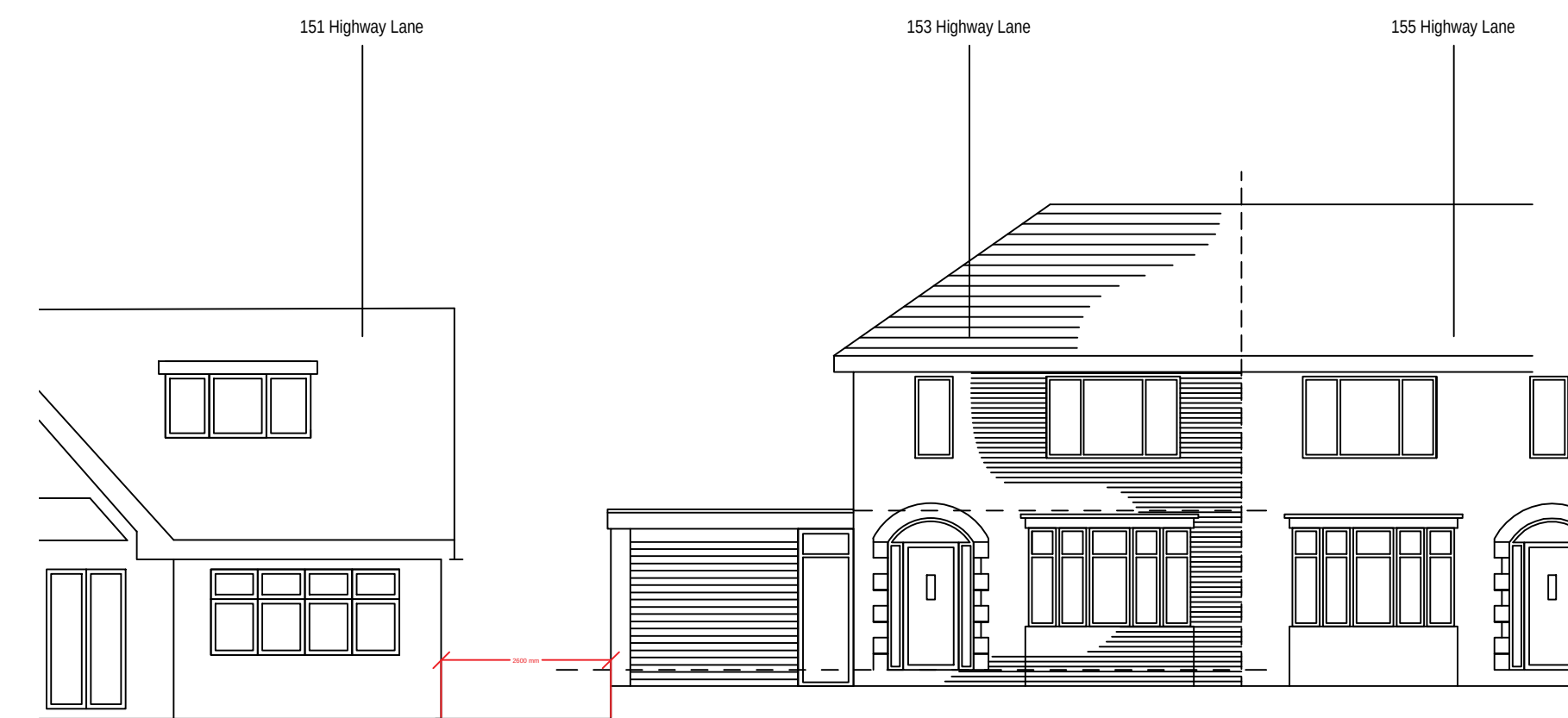
In addition, the extension has been set down and positioned back from the front elevation of the existing dwelling. This provides a clear visual distinction between the original house and the proposed addition, helping to maintain the established proportions and appearance of the property and reducing its visual prominence from the street.

Taken together, these design measures significantly mitigate the potential impacts of the extension. The revised proposal represents a proportionate and considered form of development which respects the existing dwelling and its neighbours, while providing an appropriate improvement to the accommodation. The resulting impact on neighbouring residential amenity is therefore considered to be acceptable and consistent with adopted planning policy.

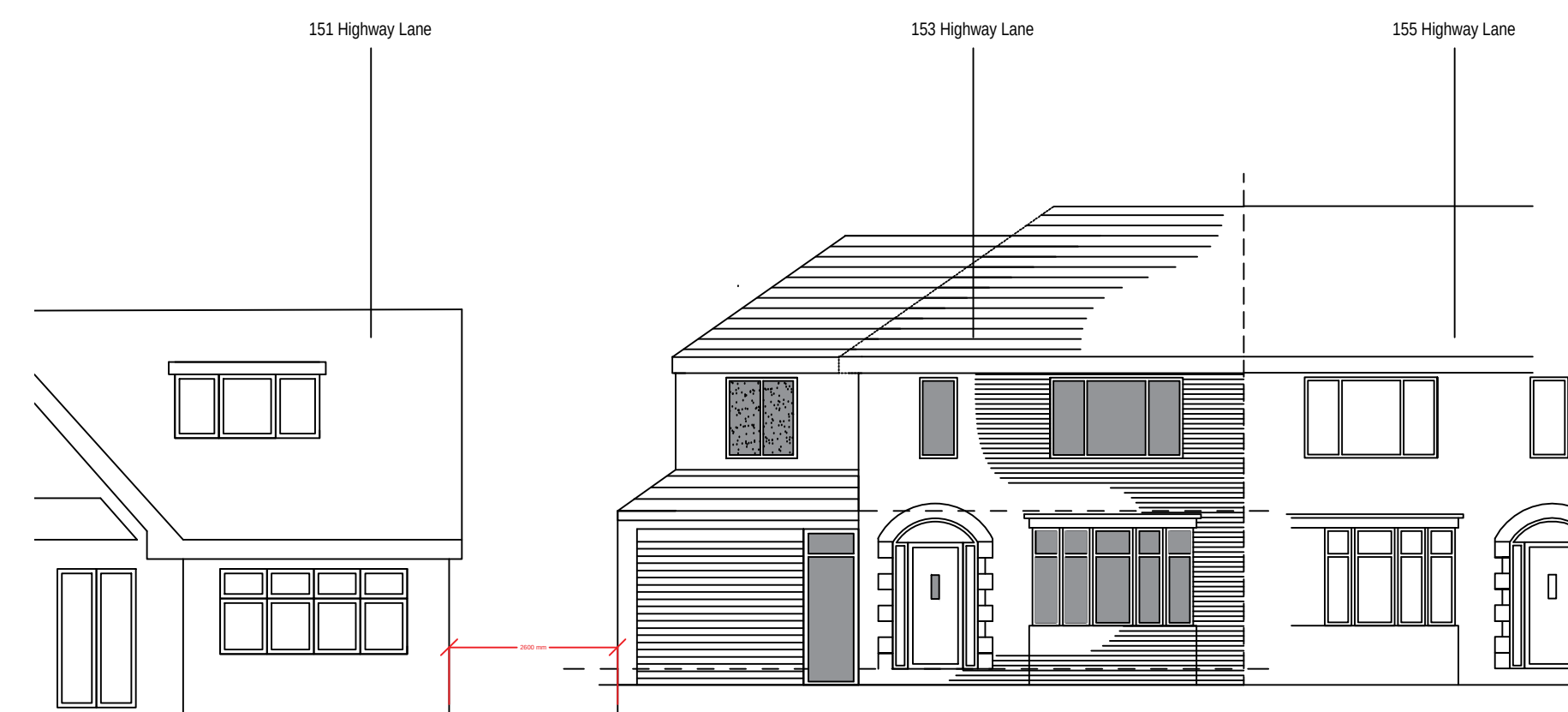
DME Design		
PLANNING	CLIENT	Mr & Mrs Cartlidge
	PROJECT	Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA
	TITLE	Existing Elevations
	SCALE	DRAWN
	1:50 @ A1	DME
	DRG NO.	DATE
	24-002-03	23/08/2026
	REV.	DESCRIPTION
DATE		



PROPOSED LAYOUT PLAN 1:100



EXISTING STREET SCENE - FRONT ELEVATION 1:100



PROPOSED STREET SCENE - FRONT ELEVATION 1:100

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DME Design

CLIENT

Mr & Mrs Cartlidge

PROJECT

Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA

TITLE

Existing & Proposed Street Scene

SCALE

1:100 @ A1

DRAWN

DME

DRG NO.

24-002-20

DATE

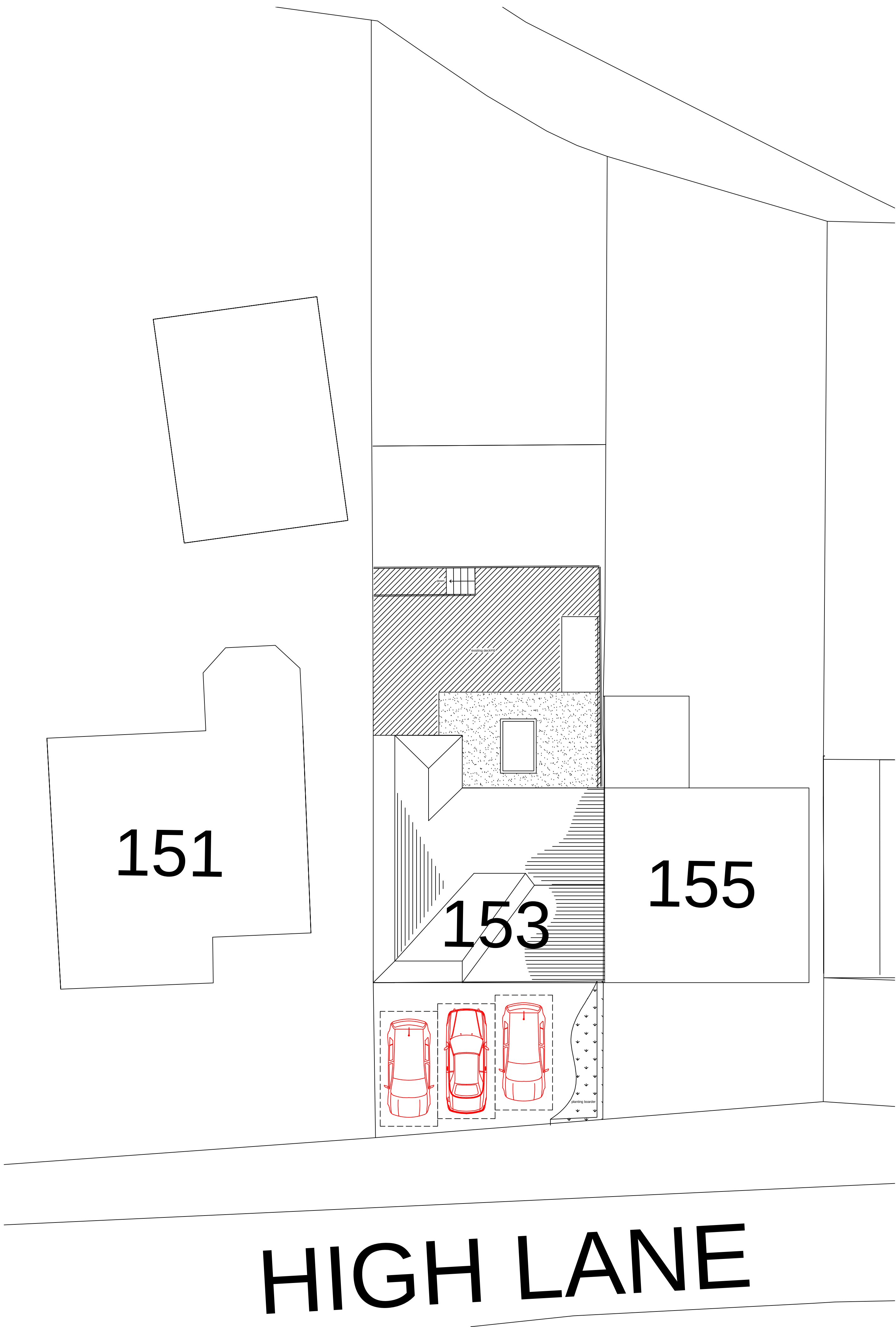
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REV.

DESCRIPTION

DATE

PLANNING



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DME Design

CLIENT

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PROJECT

Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA

TITLE

Proposed Parking Plan

SCALE

1:100 @ A1

DRAWN

DME

DRG NO.

24-002-21

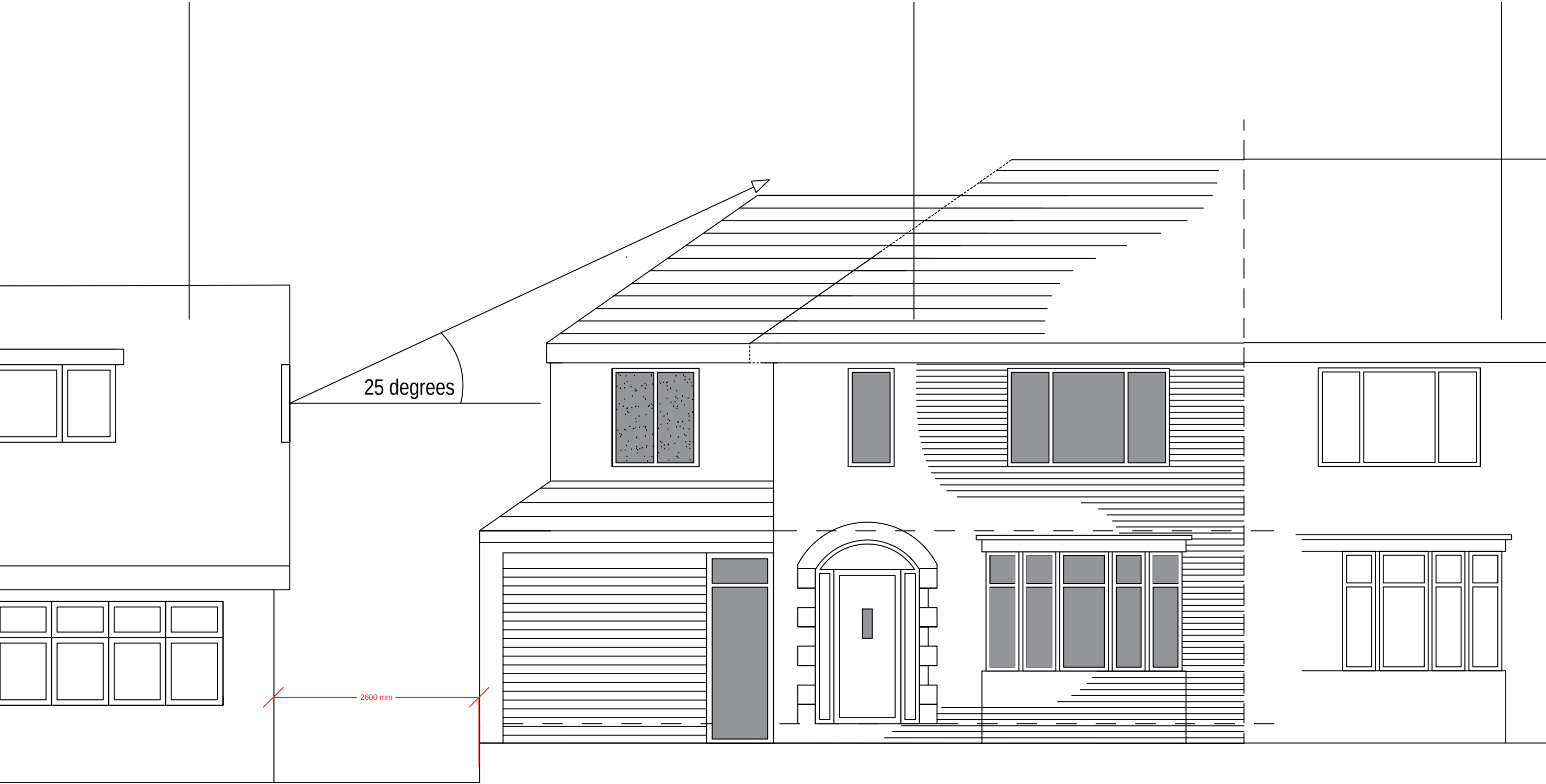
DATE

23/08/2026

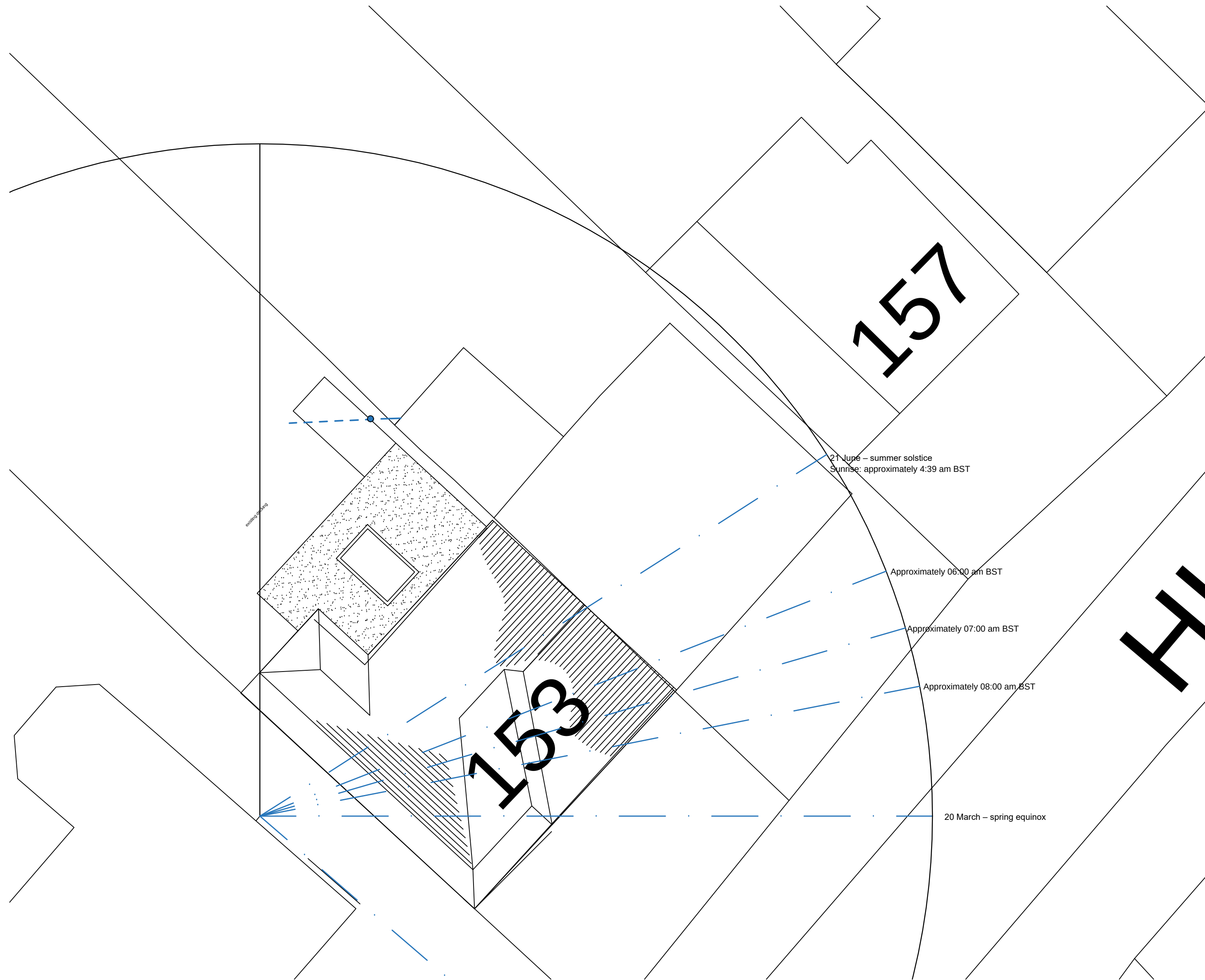
REV.

DESCRIPTION

DATE



PROPOSED STREET SCENE 1:100



PROPOSED SITE PLAN 1:100

The proposed extension fully complies with the 45 and 25 degree codes in relation to adjoining properties. The 25 degree code as a concept is only relevant during the summer months and even then it fully complies as shown by the diagrams showing the relevant sun rise position during the summer winter solstice.

Sources used

Location of 153 High Lane / ST6 8QA

The postcode data gives approximately 53.0765° N, 2.1374° W for 153 High Lane. The postcode is on High Lane in Brown Edge, Stoke-on-Trent.

ST6 8QA postcode geographic data

NOAA Solar Calculator

I used the NOAA Global Monitoring Laboratory's solar-position methodology. It calculates sunrise, sunset, solar noon, solar azimuth and solar elevation for a specified latitude, longitude, date and time.

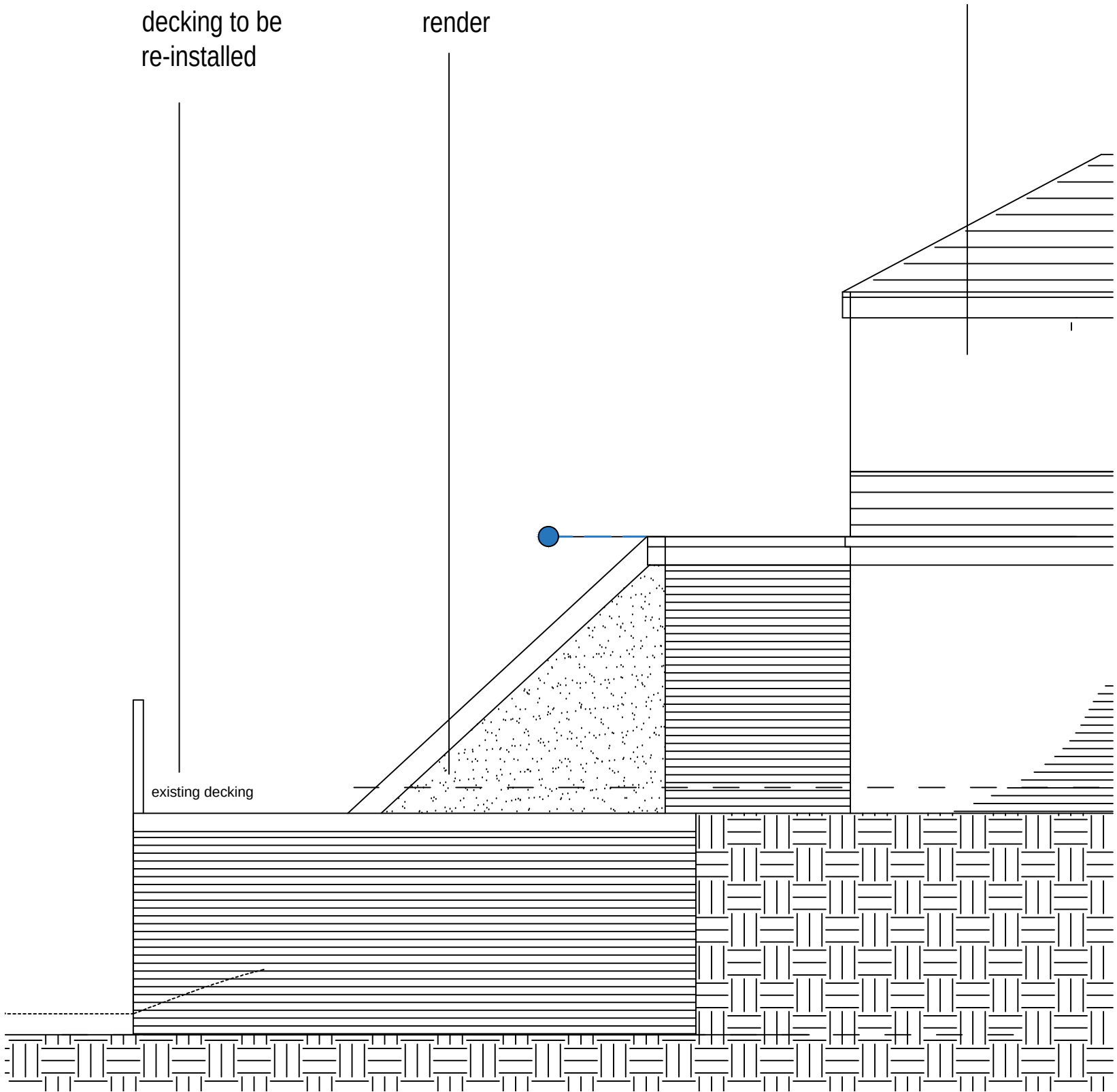
NOAA Solar Calculator

NOAA calculation methodology

NOAA states that its calculations are based on equations from Astronomical Algorithms by Jean Meeus. At UK latitudes the calculated sunrise/sunset times are theoretically accurate to approximately a minute, although actual observed times can vary with atmospheric conditions and local horizon obstructions.

Time of year	Sunrise direction	Approx. sunrise bearing	Highest point of Sun	Sunset direction
21 June – summer solstice	NE	47°	60° above horizon south	NW, 313°
20 March – spring equinox	E	90°	36° above horizon, due south	W, 270°
22 September – autumn equinox	E	88°	38° above horizon, due south	W, 272°
21 December – winter solstice	SE	130°	14° above horizon, due south	SW, 230°

Sun position throughout 21 June 2026			
Local time (BST)	Direction / azimuth	Sun height	Direction
05:00	51°	1°	NE
06:00	62°	9°	ENE
07:00	74°	17°	ENE
08:00	85°	26°	Almost E
09:00	97°	35°	ESE
10:00	111°	44°	ESE°



PROPOSED ELEVATION 1:50

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PLANNING

DME Design

CLIENT

Mr & Mrs Cartlidge

PROJECT

Proposed Ground and Lower Ground Floor Extension and Proposed Side Extension above existing Garage at 153 High Lane, Brown Edge, Stoke-on-Trent ST6 8QA

TITLE

Proposed Parking Plan

SCALE

1:100 @ A1

DRAWN

DME

DRG NO.

24-002-22

DATE

23/08/2026

REV.

DESCRIPTION

DATE