

Relevant Planning History

20/32679/FUL - Retrospective application for the retention of existing fence and the erection of fence adjacent to Redhill Road - Application Refused May 2021 - Appeal Dismissed November 2021

WKS2/00096/EN20 - Land at Redhill Road, Stone - Resolution to take enforcement action 23 March 2022

Recommendation

Approve, subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of three years beginning with the date on which this permission is granted.
2. The development authorised by this permission shall be carried out in complete accordance with the originally submitted details and specification and the following drawings, except where indicated otherwise by a condition attached to this consent, in which case the condition shall take precedence: -

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3. The development shall not be commenced, including ground works, construction activities and deliveries to the site of any materials or equipment unless and until an Arboricultural Method Statement covering all aspects of development that are within the root protection areas of retained trees, or that have the potential to result in damage to retained trees, has been submitted to and approved in writing by the Local Planning Authority. The measures within the approved Arboricultural Method Statement shall be implemented and maintained until the completion of all construction related activity, unless alternative details are otherwise first submitted to and approved in writing by the Local Planning Authority.

The reasons for the Council's decision to approve the development subject to the above conditions are:

1. To comply with the requirements of Section 51 of the Planning and Compulsory Purchase Act 2004.
2. To define the permission.
3. To safeguard the amenities of the surrounding area and prevent damage to surrounding trees (Policy N1 and Policy N4 of The Plan for Stafford Borough).

Informative

- 1 In accordance with the requirements of Article 31 of the Town and Country Planning (Development Management Procedure) (England) (Order) 2010, as amended, and the National Planning Policy Framework 2021, the Council has worked in a positive and proactive way in determining the application and has granted planning permission.