

**Substantive response of the Local Highway
Authority to a planning consultation received
under The Development Management Order.**

Response provided under the delegated authority of the Director of Environment & Transport.

APPLICATION DETAILS:

Planning Application Number: 23/00499/CONDIT

Highway Reference Number: 2023/0499/04/H/R1

Application Address: Five Acres Rogues Lane Hinckley Leicestershire LE10 3DX

Application Type: Variation of Condition (s73)

Description of Application:

Re-consultation. Variation of condition 2 and 6 of planning permissions APP/K2420/C/15/3132569 (15/00145/UNUSEH). Amendment for 6 additional pitches on the site and residential gypsy and traveller caravan site.

GENERAL DETAILS

Planning Case Officer: Sullivan Archer

Applicant: Mr M Cash

County Councillor: Cllr David Bill MBE

Parish:

Road Classification: Adopted Unclassified

Substantive Response provided in accordance with article 22(5) of The Town and Country Planning (Development Management Procedure) (England) Order 2015:

No objection

No objection to the Variation of Condition 2

No comments

Condition 6 was not advised by the Local Highway Authority (LHA) who therefore have no comments to make on these details.

Advice to Local Planning Authority

Background

The Local Highway Authority (LHA) previously advised objection to the variation of Condition 2 within its observations dated 24 August 2023.

The Applicant has now submitted photographs and a video to the Local Planning Authority which confirms that the brick pillars have been removed at each side of the site access and the existing hedgerow cut back. This has occurred as a direct response to the LHA's previous observations.

Condition 2

There shall be no more than 2 pitches on the site. Neither pitch shall, at any time, contain more than 2 caravans or more than one static caravan (with a caravan being as defined in the Caravan Sites and Control of Development Act 1960 and the Caravan Sites Act 1968).

Highways Comments:

Following confirmation that the Applicant has reduced the brick pillars of the existing wall to 0.6m in height, along with cutting back the existing hedgerow, the LHA advises that it has no objections to the variation of Condition 2.

It is understood by the LHA that Condition 8 of planning permission APP/K2420/C/15/3132569 (15/00145/UNUSEH) for visibility splays of 2.4 x 17m in each direction would remain in place at the junction of the site access with Middlefield Lane in the event the Local Planning Authority varied Condition 2 and therefore the requirement for these splays to remain in perpetuity is still in place.

As advised previously, the LHA notes that the Planning Inspector considered there was adequate visibility at the junction of Middlefield Lane with Rogues Lane based on the recorded speeds of passing traffic. It was also stated Personal Injury Collision data was considered as part of the Inspectors assessment. Based on available records to the LHA there have been no recorded Personal Injury Collisions along Rogues Lane within the last five years.

Condition 6

Within 3 months of the date of this decision details shall be submitted to the Local Planning Authority of the part of the site to be used for the residential gypsy and traveller caravan site. This part shall not exceed 0.2ha. Caravans shall thereafter be sited in that part of the site only and no caravans shall be sited on any other part of the site.

Highways Comments:

A red line plan has now been submitted which outlines the area intended to be used as a residential gypsy and traveller caravan site. The LHA advises it has no comments to make on the proposed area.

Date Received
29 August 2023

Case Officer
Ben Dutton

Reviewer
DH

Date issued
30 August 2023