

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 Growth, Environment & Transport.

APPLICATION DETAILS

Planning Application Number: 25/01233/FUL

Highway Reference Number: 2025/1233/04/H/R2

Application Address: Britannia Recreation Ground Britannia Road Burbage Hinckley Leicestershire LE10 2HF

Application Type: Full

Description of Application: Re-consultation. Creation of a 3G Artificial Grass Pitch (AGP) with perimeter fencing, hardstanding areas, storage container, floodlights, acoustic fence, Huddle unit and overflow, Grasscrete parking area

GENERAL DETAILS

Planning Case Officer: Joseph Fleetwood HBBC

Applicant: Juliet Perry

County Councillor: Burbage ED - Cllr Barry Walker

Parish: Burbage

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:

The Local Highway Authority advice is that, in its view, the impacts of the development on highway safety would not be unacceptable, and when considered cumulatively with other developments, the impacts on the road network would not be severe. Based on the information provided, the development therefore does not conflict with paragraph 116 of the National Planning Policy Framework (2024), subject to the conditions and/or planning obligations outlined in this report.

Advice to Local Planning Authority

Background

The Local Highway Authority (LHA) have been re-consulted by Hinckley and Bosworth Borough Council, as the Local Planning Authority (LPA), on a full application for the '*Creation of a 3G Artificial Grass Pitch (AGP) with perimeter fencing, hardstanding areas, storage container, floodlights, acoustic fence, Huddle unit and overflow, Grasscrete parking area.*' The proposals are located at Britannia Recreation Ground Britannia Road Burbage Hinckley Leicestershire LE10 2HF.

The LHA previously advised that further information would be required in order to fully assess the impact of the proposal on the highway network in a response dated 20 April 2026.

The Applicant has subsequently submitted the following documentation via the LPA, which have been reviewed:

- TPS Transport Consultants Ltd – Technical Note. Dated June 2026.

Site Access/ Trip Generation

The LHA previously requested an access in line with Table 6 of the Leicestershire Highway Design Guide ([LHDG](#)), in order to allow for the largest expected vehicles on site. Within the Technical Note (TN) it is stated *‘Whilst it is recognised that the Transport Assessment previously suggested teams may use a minibus to arrive/depart the site, further clarification has been sought from the site operator, and this will not be the case. It is also noted that a height clearance bar is in place on entry from Britannia Road, with a maximum height of 2.1m which would prohibit the through movement of minibuses or coaches’*. It is therefore anticipated that the majority of users of the site will arrive via car.

The LHA have reviewed drawing P3030 - D – 100 contained within the TN and note an initial access width of 10.8m which narrows to 5.1m approximately 5m behind the highway boundary. Given the types of vehicles intended to use the site, the access width, as existing, is suitable to allow for two-way movements and is therefore acceptable to the LHA.

The Applicant has provided a speed surveys that shows 85th percentile speeds of 22.1mph in the northbound direction and 18.7mph in the southbound direction. The surveys were conducted between 5th to 12th May 2026. The LHA confirm that the Applicant obtained the appropriate permits prior to undertaking the survey.

Based on Manual for Streets (MfS) Stopping Sight Distances visibility splays of 2.4m by 23m would be required to the north and 2.4m by 28m would be required to the south.

The Applicant has provided visibility splays of 2.4m by 19m to the north and 2.4 by 40m to the south, in drawings P3030 – V – 1001 and P3030 – V – 1002. The LHA note the existing use of the site, as a rugby pitch, whilst a TRICs equivalent is not available for this use, the LHA consider that a similar level of trips would likely be attributed to the existing and permitted use. Therefore, it would not be reasonable for the LHA to seek to resist this application given the access is to operate as existing, with no highway safety concerns in the location.

Pedestrian visibility splays of 2m by 2m have been shown to be achievable in drawing P3030 – V – 1002.

Internal Layout

As per previous comments, the proposed parking is acceptable.

Given that minibuses/coaches will not use the site, the provision for such vehicles, as previously requested, is no longer required.

For the reasons set out above, the LHA would not seek to resist the proposals subject to the following condition.

Conditions

1. The development hereby permitted shall not be occupied until such time as the parking (and turning facilities) have been implemented in accordance with Proposed Site Plan drawing

number 03. Thereafter the onsite parking (and turning) provision shall be kept available for such use(s) in perpetuity.

REASON: To ensure that adequate off-street parking provision is made to reduce the possibility of the proposed development leading to on-street parking problems locally (and to enable vehicles to enter and leave the site in a forward direction) in the interests of highway safety and in accordance with the National Planning Policy Framework (2024).

Informative

- Planning Permission does not give you approval to work on the public highway. Therefore, prior to carrying out any works on the public highway you must ensure all necessary licences/permits/agreements are in place. For further information, please telephone 0116 305 0001. It is an offence under Section 148 and Section 151 of the Highways Act 1980 to deposit mud on the public highway and therefore you should take every effort to prevent this occurring.

Date Received
23 June 2026

Case Officer
Amy Stone

Reviewer
SD

Date issued
13 July 2026