

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: 24/00403/FUL

Highway Reference Number: 2024/0403/04/H/R2

Application Address: The Market Bosworth School Back Lane Market Bosworth Nuneaton
Leicestershire CV13 0JT

Application Type: Full

Description of Application: Re-consultation. Construction of a new multi-use sports area, extension of car-park, upgrade to grass pitch and associated works

GENERAL DETAILS

Planning Case Officer: Emma Baumber

Applicant: Mr David Hemstock

County Councillor: Bertie Harrison-Rushton

Parish: Market Bosworth

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) has been re-consulted by the Local Planning Authority (LPA), Hinckley & Bosworth Borough Council (HBBC), on a planning application which seeks the:

‘Construction of a new multi-use sports area, extension of carpark, upgrade to grass pitch and associated works.’

The proposals are at The Market Bosworth School, Back Lane, Market Bosworth, Nuneaton, Leicestershire, CV13 0JT.

The LHA previously responded to the LPA on the 9 July 2024 and 12 November 2024 advising approval with conditions in matters relating to the highway.

The Applicant provided further information in order to eliminate the requirement for a construction traffic management plan condition, to which the LHAs observations provided on 12 November 2024 were a response to. However, there was inadequate information provided in order to remove this condition. As such, the following condition was requested.

'Notwithstanding the submitted Construction Phase Plan dated September 2024, no development shall commence on the site until such time as an updated construction traffic management plan, including as a minimum details of the routing of construction traffic, wheel cleansing facilities, vehicle parking facilities, and a timetable for their provision, has been submitted to and approved in writing by the Local Planning Authority. The construction of the development shall thereafter be carried out in accordance with the approved details and timetable.'

REASON: To reduce the possibility of deleterious material (mud, stones etc.) being deposited in the highway and becoming a hazard for road users, to ensure that construction traffic does not use unsatisfactory roads and lead to on-street parking problems in the area.'

The Applicant has now provided the following further information:

- Aerial Photo Temporary Parking;
- Construction Phase Plan, dated January 2025; and
- Covering Letter dated 14 January 2025.

The Applicant has stated within the 'Construction Phase Plan', dated January 2025 the following:

'A wheel wash station will be installed at the site entrance and exit points to prevent vehicles from carrying sediment onto public roads. The wheel wash will consist of pressure washers with wash-off water directed into the compound area sediment trap by temporary bunding. In addition to the wheel washing procedure, regular inspections of the access routes (through the school car park) and immediate road network will be carried out by our site management. Should any debris or mud be identified on the roads, a sweeper will be used to clean the area promptly. This ensures that all public highways adjacent to the site remain in a safe and clean condition at all times.'

The LHA finds the above acceptable.

The Applicant states within the 'Cover Letter' the following:

'I attach the updated sketch drawing of the temporary parking with traffic routing.'



The above image does not demonstrate in adequate detail the proposed route to the site to be taken from the east. As such, the Applicant should provide this information in order for the LHA to fully assess the impact of the construction traffic route on the roads within the centre of Market Bosworth.

For the reasons set out above, the LHA cannot remove the condition requiring the 'Construction Traffic Management Plan' at this time.

Conditions

1. Notwithstanding the submitted Construction Phase Plan dated September 2024, no development shall commence on the site until such time as an updated construction traffic management plan, including as a minimum, details of the routing of construction traffic has been submitted to and approved in writing by the Local Planning Authority. The construction of the development shall thereafter be carried out in accordance with the approved details and timetable.

REASON: To reduce the possibility of deleterious material (mud, stones etc.) being deposited in the highway and becoming a hazard for road users, to ensure that construction traffic does not use unsatisfactory roads and lead to on-street parking problems in the area.

2. The development hereby permitted shall not be brought into use until such time as the parking and turning facilities have been implemented in accordance with Site layout drawing labelled Application Area, received by the LPA on 26 April 2024. Thereafter the onsite parking and turning provision shall be kept available for such use 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 (December 2023).

Date Received
5 February 2025

Case Officer
Neal Chantrill

Reviewer
BD

Date issued
14 February 2025