

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: 25/00760/FUL

Highway Reference Number: 2025/0760/04/H

Application Address: Mallory Park Church Road Kirkby Mallory Leicester Leicestershire LE9 7QE

Application Type: Full

Description of Application: Erection of proposed new workshop (re-submission of 20/01134/FUL)

GENERAL DETAILS

Planning Case Officer: Faizal Jasat

Applicant: C/O Agent

County Councillor: Mallory ED - Mark Bools CC

Parish: Peckleton

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).

Advice to Local Planning Authority

Background

The Local Highway Authority (LHA) has been consulted by the Local Planning Authority (LPA) on an application for a new workshop located at Mallory Park Church Road Kirkby Mallory Leicester Leicestershire LE9 7QE. This is a re-submission of 20/01134/FUL which was granted planning permission on 30 January 2022.

The LHA has reviewed the following submitted documents:

- Application Form;
- Amended Location Plan;
- Block Plan;
- Existing and Proposed Layout and Elevations; and
- Design and Access Statement.

Site Access

No new accesses to the site are proposed as a result of the development, with the existing accesses off Church Road and Stapleton Lane continuing to be used. Given the scale of the development, the LHA considers this to be acceptable.

Internal Layout

The Applicant has stated on the Application Form that the proposed internal floorspace of the workshop will be 182.4sqm with a B2 use class.

The LHA has reviewed the submitted Block Plan, dated 12 October 2020 that details the Applicant intends to use an existing parking area adjacent to the proposed workshop as parking provision. The proposed workshop is situated a considerable distance from the public highway and it is considered that given the scale of the proposals, it is unlikely to result in vehicles needing to park off-site. In addition, it is clear that there is sufficient turning space within the site to allow vehicles to enter and exit in a forward gear.

Date Received
13 January 2026

Case Officer
Emma Peacock

Reviewer
BD

Date issued
30 January 2026