

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: 23/00599/HOU

Highway Reference Number: 2023/0599/04/H/FSA

Application Address: Lyndhurst 23 Odstone Road Barton In The Beans Nuneaton Leicestershire
CV13 0DF

Description of Application:

Extension of existing dropped kerb

GENERAL DETAILS

Planning Case Officer: Sophie Iliffe

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 (LHA) refers the Local Planning Authority (LPA) to current standing advice provided by the LHA dated September 2011.

The Applicant is proposing the formation of an extended dropped kerb vehicular access to the front of the property.

In terms of width, the access should be in accordance with table DG17 of Part 3 of the Leicestershire Highway Design Guide (LHDG) which requires a minimum effective width of 2.75m for a single dwelling private access. The LHA notes the Applicant's drawing 'Block Plan', received by the LPA on 7 July 2023 demonstrates that side by side parking could be facilitated to the front of the dwelling. Whilst this is considered acceptable to the LHA and could be delivered in accordance with standard drawing Domestic Vehicular Access SD/11/10, the LPA should consider a car parking size of 2.4m x 5.5m, with 0.5m added to each side bounded by a wall, fence, hedge, line of trees or other similar obstructions. The LPA should also consider 1m by 1m pedestrian visibility splays for both sides of the proposed access within the site.

It should be noted that – irrespective of planning permission – the Applicant would need to apply to Leicestershire County Council (LCC) to create an extended vehicular access onto the adopted highway network. Further information on this is contained within the Vehicular Access (Dropped Kerbs) Information Pack -

<https://www.leicestershire.gov.uk/sites/default/files/2023-02/VA1-Information-Pack.pdf> .

The granting of planning permission by the LPA does not guarantee that an extended vehicular access application would be successful.

The proposals show that the Applicant intends to remove a section of highway verge. Whilst this may be acceptable there may be statutory undertaker apparatus located within the verge/footway fronting the site; the applicant will need to undertake surveys and potentially works to relocate these services. Any additional cost that arises as a result of this would be entirely at the Applicant's expense.

Date Received
19 July 2023

Case Officer
Neal Chantrill

Reviewer
BD

Date Issued
28 July 2023