

**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.

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**APPLICATION DETAILS**

Planning Application Number: 25/00314/REM

Highway Reference Number: 2025/0314/04/H

Application Address: 44 Ratby Lane Markfield Leicestershire LE67 9RJ

Description of Application: Approval of reserved matters (appearance, layout and landscaping) of outline planning permission 24/00240/OUT for the erection of a single dwelling.

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**GENERAL DETAILS**

Planning Case Officer: Ashleigh Gade

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**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 Local Highway Authority dated September 2011.

The LHA direct the LPA's attention to the following point for consideration:

- The proposals show that the Applicant may need to remove a section of grassed highway verge. Whilst this may be acceptable there may be statutory undertaker apparatus located within the verge 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.
- It should also be noted that, irrespective of planning permission, the Applicant would need to apply to Leicestershire County Council [LCC] to create a new 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> more information can be found at <https://www.leicestershire.gov.uk/roads-and-travel/cars-and-parking/vehicle-access-dropped-kerbs>.

A grant of planning permission by the Local Planning Authority does not guarantee that a new vehicular access application would be successful.

**Date Received**  
**1 April 2025**

**Case Officer**  
**Emma Lennon**

**Reviewer**  
**BD**

**Date Issued**  
**4 April 2025**