

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: 24/01056/FUL

Highway Reference Number: 2024/1056/04/H

Application Address: 7A Church Walk Hinckley Leicestershire LE10 1DW

Application Type: Full

Description of Application: Change of use from taxi office to drama academy

GENERAL DETAILS

Planning Case Officer: Ashleigh Gade

Applicant: Mrs Joanne Copeman

County Councillor: Cllr Stuart Bray

Parish:

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 (December 2024).

Advice to Local Planning Authority

Background

The Local Highway Authority (LHA) has been consulted by Hinckley & Bosworth Borough Council as the Local Planning Authority on a full application for the change of use of a taxi office to a drama academy at 7A Church Walk, Hinckley.

Based on the submitted application form, the site is currently used as a shop on the ground floor (5A) and a taxi office on the first floor (7A).

No information has been provided in respect of the internal floorspace of the shop or taxi office, existing land uses or the proposed land use.

Site Access

The site does not have an existing access to the public highway and no new access is proposed.

Highway Safety

Based on available records to the LHA, no Personal Injury Collisions have occurred along Church Walk within the last five years.

Trip Generation/ Internal Layout/ Transport Sustainability

No information has been provided in respect of the number of staff that would be employed by the proposals, or the maximum number of people that could be on-site at any one time. This information would typically be required by the LHA. In addition, it appears no parking provision is made for the site. The LHA consider it could be possible that the proposals would intensify the use of the site, with a higher number of people on-site at any one time in comparison to the taxi offices and shop. In addition, there could be peaks in the number of people arriving/ departing from the site at the same time at the start and end of classes.

Nevertheless, under the site-specific circumstances, the LHA accepts that the proposals are situated within a sustainable location Hinckley town centre. Furthermore, there is a public car park and public cycle parking stands opposite the site. A package of Traffic Regulation Orders, such as 'No Waiting At Any Time' (double yellow lines) and on-street, time limited parking spaces are in force throughout the surrounding area, which should prevent inappropriate parking within the vicinity of the site.

Closing

Despite the lack of information provided by the Applicant, given the above the LHA considers it would not be able to resist the proposals on the grounds of highway safety in accordance with Paragraph 116 of the National Planning Policy Framework (December 2024).

Date Received
29 November 2024

Case Officer
Ben Dutton

Reviewer
DH

Date issued
13 December 2024