

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: 23/1004/DOC

Highway Reference Number: 2023/1004/01/HDis5,8,12/R1

Application Address: Trent Pottery Co Regent Street Narborough Leicestershire LE19 2DJ

Application Type: Discharge of Condition

Description of Application: Re-consultation. Discharge of conditions No. 4 (Lighting and CCTV), 5. (Cycle Parking), 8. (Construction Method Statement) and 12. (Landscaping Scheme) in relation to permission 23/0385/FUL.

GENERAL DETAILS

Planning Case Officer: Charlene Hurd

Applicant: Mr Robert Price

County Councillor: Cllr Terry Richardson

Parish: Narborough

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:

No Objection

No LHA have no objection to the Discharge of Condition 5 (Cycle Parking).

No comments

Conditions 4, 8 and 12 were not advised by the Local Highway Authority (LHA) who therefore have no comments to make on these details.

Advice to Local Planning Authority

Background

The Local Highway Authority (LHA) has been re-consulted on an application to discharge conditions 4 (Lighting and CCTV), 5 (Cycle Parking), 8 (Construction Method Statement and 12 (Landscaping scheme) attached to planning permission 23/0385/FUL.

The above application granted planning permission for the erection of a storage showroom and office building following the removal of existing storage containers at Regent Street, Narborough.

The LHA previously responded to this application on 2nd January 2024 objecting to the discharging of condition 5 due to its proposed location.

Condition 5

For the avoidance of doubt, condition 5 states:

'5. The development hereby permitted shall not be first occupied until such time as secure and under cover cycle parking has been provided in accordance with details that have first been submitted to and agreed in writing by the District Planning Authority. Thereafter the onsite cycle parking provision shall be kept available for such use in perpetuity.'

Highway Comments

The 'Proposed Cycle Parking' drawing (MEC, drawing number 23620_08_020_01) shows a Bike Cycle Shelter shown on site. As per 3.179 of the Leicestershire Highways Design Guide (LHDG) - all cycle parking should be secure and normally with weather protection provided at least for employee parking. The LHDG also recommends Sheffield Stands as illustrated by DG16 of the LHDG.

The applicant has demonstrated the cycle shelter will be covered, secure and consist of Sheffield Stands. The LHA have reviewed further information submitted by the Local Planning Authority (LPA) and based on the provision that staff use the rear door rather than the ground floor access, the LHA are satisfied for condition 5 to be discharged.

Date Received
2 January 2024

Case Officer
Oliver Rivera

Reviewer
DP

Date Issued
5 January 2024