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Mr B Haywood
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Ask for: Jamie Bradbury
Our ref: 82010262/HDC/JEBY/16252
Your ref: HPK/2021/0089
Date: 22nd March 2021

Dear Mr Haywood

Application Ref: HPK/2021/0089

Proposal: Proposed drive with dropped kerb.

Site: 43, Marple Road, Charlesworth, Derbyshire, SK13 5DE

I refer to the above application, details of which were referred to this Authority on the 1st March 2021, for further consideration.

The proposal seeks the creation of a new vehicular access to Marple Road to serve 2no off-street parking bays. As the applicant does not currently benefit from off-street parking there are no objections to the proposal in principle.

The application site is located on Marple Road (A626) which is subject to a 30mph speed limit and is part of a bus route, therefore, the applicant should be providing emerging visibility sightlines of 2.4m x 47m in both directions. The area within the sightlines shall thereafter be kept clear of any object greater than 1m in height (0.6m in the case of vegetation) above the nearside carriageway channel level.

Whilst off-street parking bay dimensions of 2.4m x 5.5m are typically acceptable, an additional 0.5m of width should be afforded to any side adjacent to a physical barrier e.g. wall, hedge, fence, etc.

In view of the above it is recommended the applicant increases the width of the off-street parking bay adjacent to the boundary fence by 0.5m to meet current recommendations.

Subject to the above, there are no objections to the proposal, and it is recommended that the following conditions are included in any consent:

1. Before any operations are commenced a new vehicular access shall be created to Marple Road, laid out, constructed and provided with 2.4m x 47m visibility splay in both directions, the area in advance of the sightlines being maintained throughout the life of the development clear of any object greater than 1m in height (0.6m in the case of vegetation) relative to the adjoining nearside carriageway channel level.

2. The proposed access, the subject of the application, shall not be taken into use until space has been provided within the application site of minimum dimensions of 5.5m x 5.5m the parking of residents vehicles, laid out, surfaced and maintained throughout the life of the development free from any impediment to its designated use.
3. There shall be no gates or other barriers within 5m of the nearside highway boundary and any gates shall open inwards only.

In addition to the above conditions, the following notes should be appended to any consent for the applicant's information:

- a. Planning permission does not give you approval to work on the public highway. To carry works associated with this planning permission, separate approval must first be obtained from Derbyshire County Council as Highway Authority - this will take the form of a section 184 licence (Highways Act 1980). It is strongly recommended that you make contact with the County Council at the earliest opportunity to allow time for the process to be completed. Information and relevant application forms, regarding the undertaking of access works within highway limits, are available via the County Council's website www.derbyshire.gov.uk, email highways.hub@derbyshire.gov.uk or telephone 01629 533190.
- b. Pursuant to Section 163 of the Highways Act 1980, where the site curtilage slopes down towards the public highway, measures shall be taken to ensure that surface water run-off from within the site is not permitted to discharge across the footway margin. This usually takes the form of a dish channel or gully laid across the access immediately behind the back edge of the highway, discharging to a drain or soakaway within the site.
- c. The Highway Authority recommends that the first 5m of the proposed access driveway should not be surfaced with a loose material (i.e. unbound chippings or gravel etc.). In the event that loose material is transferred to the highway and is regarded as a hazard or nuisance to highway users the Authority reserves the right to take any necessary action against the landowner.
- d. Under provisions within Sections 149 and 151 of the Highways Act 1980, the developer must take all necessary action to ensure that mud or other extraneous material is not carried out of the site and deposited on the public highway. Should such deposits occur, it is the developer's responsibility to ensure that all reasonable steps (e.g. street sweeping) are taken to maintain the roads in the vicinity of the site to a satisfactory level of cleanliness.

Yours sincerely

Highways Development Control