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 Our ref HPBC/2022/001558
 Your ref HPK/2022/0468
 Date 21 November 2022

Dear Mr Bevan

Application Ref: HPK/2022/0468
Proposal: New commercial development comprising two new buildings and associated car parking
Site: Gas Works Site Horwich End,
 New Road,
 Whaley Bridge,
 Derbyshire,
 SK23 7JZ

I refer to the above-mentioned enquiry, details of which were registered at this Authority on 2 November 2022 for further consideration and I have the following comments to make.

The submitted Design and Access Statement mentions:

'7.6 The applicant has spoken with Derbyshire Highways with reference to the previous application. He explained that there were two entrances to the site and it has a long and busy history of commercial occupation: it was indicated by DCC Highways they would look at it more favourably. For the earlier application for a residential scheme, there were no objections at all from Highways.'

However, the submitted application form states no pre-application discussions took place, so before the County Council can provide a formal response, following information is required:

1. Who within Derbyshire County Council Highway section did they speak to?
2. What is the number of the previous planning application for the residential scheme?
3. Submitted drawing 1695.PL06 shows the internal access road/footway being 5m and 2m respectively, but no information relating to the access widths off New Road have been shown.

The County Council would wish to see the highway issues addressed prior to determination,

however, should the LPA be minded to approve the application in its current form we would be grateful if the LPA could re-consult the Highway Authority so that consideration can be given to formulating appropriate conditions/informatives which can be recommended to be appended to any consent issued.

Yours sincerely

Glen Donaldson
Highways Development Control