

Substantive response of the Local Highway Authority (LHA) to a planning application consultation received from the Local Planning Authority (LPA).



Local Planning Authority: Head of Development Services
High Peak Borough Council
Town Hall, Market Place
BUXTON
Derbyshire
SK17 6EL

Application Details

Application Ref : HPK/2022/0476

Proposal : Part retrospective application to erect a shed and greenhouse for the propagation of tree saplings and provide a parking area

Site : Land North Of 25, Bings Road, Whaley Bridge

General Details

Planning Case Officer : James Stannard
Applicant : Mr Philip Alsop

Substantive response provided in accordance with article 22(5) of the Town and Country Planning (Development Management Procedure) (England) Order 2015:

Advice to LPA

The proposal seeks the erection of a shed and green house associated with the propagation of tree saplings, and the provision of a area of hardstanding within the site for the parking of 1no vehicle.

The submitted plans are poor, and in order for the Highway Authority to provide comments it is recommended the applicant provides more detailed and accurate plans i.e. a suitably scaled Block Plan clearly demonstrating the proposed parking area, access/track and structures within the site.

Additionally, the existing vehicular access to Bings Road is severely substandard in terms of available emerging visibility and no details have been submitted relating to vehicle movements associated with the site. Therefore, the Highway Authority recommends the applicant provides revised details outlining vehicle movements associated with the site prior to this current proposal and any expected increase in traffic generated by the proposal.

Accordingly, before making my formal recommendations I would be obliged if you could ask the applicant to submit revised details in view of the above comments and in the meantime, please hold the application in abeyance until revised plans/details have been submitted.

LHA Details

Date Received	Case Officer	Reviewer	Date Issued
5 January 2023	Jamie Bradbury	Jamie Bradbury	23 January 2023