

From:
To:
Subject:
Date:

From: Jamie Bradbury (Place) <>

Sent: 04 May 2023 09:21
To: Stannard, James <>
Subject: RE: HPK/2023/0058 - Land Off Hayfield Road New Mills

Morning James,

Thanks for the revised plan.

The revised Site Plan demonstrates the provision of a vehicular access and off-street parking area to provide access / parking for maintenance vehicles associated with the substation, in line with the Highway Authorities previous comments.

Looking at our records it doesn't appear that there is a section 38 agreement in place for the wider development, however, the section 38 process is underway. Therefore, the applicant should be aware that regardless of any planning consent granted for the substation, the detailed designs should be submitted to the Development Control Implementation team for technical approval (Development.Implementation@derbyshire.gov.uk).

The Highway Authority has no objections to the proposal, and it is recommended the following conditions are included in any consent:

1. A new vehicular access shall be formed to the Proposed New Estate Road, in accordance with the revised application drawing – Site Plan Substation SP-S001 Rev. P2, and shall be provided with maximum visibility splays in both directions, as measured from a point located centrally and 2.4m back into the access. 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.
2. The substation, the subject of the application, shall not be taken into use until space has been provided within the site for the parking of maintenance vehicles in accordance with

the revised application drawing – Site Plan Substation SP S001 Rev. P2, laid out, constructed 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 carriageway edge and any gates shall open inwards only.

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

- a. 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.

Kind regards,

Jamie Bradbury | Technician | Development Control | Place | Derbyshire County Council |
Direct Dial: |

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Sent: 28 April 2023 10:14



Sent: 22 March 2023 11:51

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