

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/2023/0038

Proposal : The proposed scheme is of x6 New Build
Semi-detached homes on the former vacant land on
Heath View road, with sufficient parking at the front of
each dwelling.

Site : Land Off, Brierlow Road,
Harpur Hill,
Buxton

General Details

Planning Case Officer : James Stannard
Applicant : MR Criag Chapman

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

Advice to LPA

Although the County Council have no objections to the application in principle as it provides adequate parking and turning, however Sections 2.2 and 3.4 of the submitted Design and Access Statement (D&AS) mention:

'2.2:

Site Photos The site is off the main road, which takes you in and out of Buxton, the speed limit of the road is 40mph. The road itself is clear and has minimal obstructions, with ample view from both directions on Heath View of the site. The visibility display causes no concern for car entering and existing the site'

and

'3.4:

....*Timber fences will be formed to divide and offer security to the houses.'*

Therefore, the visibility splays must be shown for each dwelling which is commensurate with a 40mph road (as per 3.4 above) and what is the boundary treatment shown as individual trees on submitted drawing 4894 03?

LHA Details

Date Received	Case Officer	Reviewer	Date Issued
22 June 2023	Glen Donaldson	Glen Donaldson	12 July 2023