

From: Niall Mellan
Sent: Thursday, September 21, 2023 10:38 AM
To: Steven Gunn-Russell <Stevengr@whitepeakplanning.co.uk>; Chris Turner <chris@whitepeakplanning.co.uk>; Haywood, Ben <Ben.Haywood@highpeak.gov.uk>
Cc: Claire Campbell <Claire.Campbell@wainhomes.co.uk>; Marc Hourigan <Marc.Hourigan@houriganplanning.com>; Nick Brookman <Nick.Brookman@houriganplanning.com>
Subject: RE: Dinting Vale HPK/2022/0456 - Access to Flats

Hi Chris/Steven

You'll have seen below that Glen has clarified that there is no highways objection to the access to the apartments.

As you know the spine road crosses over the PROW so we're not clear how this is any different to using the PROW to access the apartments just like the existing residents do to access their properties. The rights of the existing residents will not be affected, and as we see it this is not a planning matter.

We've done a bit of digging and seen that the Council has granted permission for new development off Adderley Place quite recently (see below) therefore the issues you are raising to the path being used to access a small number of apartments does not appear to be consistent with previous decisions.

HPK/2018/0320	20/06/2018	11/07/2018	Land Rear Of Avening, Adderley Place, Dinting, Glossop, Derbyshire,	Erection of one detached dwelling (Resubmission of HPK/2017/0553) to include additional balcony and use of Cedar cladding as one of the materials of construction.	Planning Permission - Refused	08/10/2018
HPK/2017/0553	03/10/2017	07/11/2017	Avening, Adderley Place, Dinting, Glossop, Derbyshire, SK13 6PA	Erection of one detached dwelling.	Planning Permission - Approved	06/03/2018
HPK/2015/0293	20/05/2015	22/10/2015	Avening, Adderley Place, Dinting, Glossop, Derbyshire, SK13 6PA	Proposed outline permission for two four bedroom detached dwellings with shared driveway and parking.	Outline Application - Approved	19/02/2016

Can you let us know the Council's position on this once you have a chance to review further, please?

Kind regards

Niall Mellan BA (Hons) MSc MRTPI
Associate Director

0333 939 8057
niall.mellan@houriganplanning.com



houriganplanning.com



10th Floor Chancery Place, 50 Brown Street, Manchester, M2 2JG
Hourigan Planning Limited. Company Number: 06949990. Registered Office: Spring Court, Spring Road, Hale, Cheshire, WA14 2UQ

The data contained in this message is confidential and is intended for the addressee only. If you have received this message in error please notify the originator immediately. The unauthorised use, disclosure, copying or alteration of this message is strictly forbidden. This email and any attachments have been scanned for viruses prior to leaving Hourigan Planning Limited. Hourigan Planning Limited will not be liable for direct, special, indirect or consequential damages arising from alteration of the contents of this message by a third party or as a result of any virus being passed on. Hourigan Planning Limited reserve the right to monitor and record e-mail messages sent to and from this address for the purposes of investigating or detecting any unauthorised use of its system and ensuring its effective operation.