

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

Highway Officer:
Our ref: HPBC/2025/01222
Your ref: 1 HPK/2025/0178
Date: 23 May 2025

Dear

**TOWN AND COUNTRY PLANNING ACT 1990
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015
ARTICLE 18 CONSULTATION WITH HIGHWAY AUTHORITY**

PROPOSAL: Drop the existing kerb and alteration of boundary wall to allow parking at the property.

LOCATION: 33 HAYFIELD ROAD, NEW MILLS SK22 4JB

Derbyshire County Council, the Highway Authority acting in its role as Statutory Consultee has undertaken a full assessment of this planning application. Based on the appraisal of the development proposals the Highways Development Management Manager on behalf of the County Council, under Article 18 of the Town and Country Planning (Development Management Procedure) (England) Order, 2015 **has no objection subject to conditions.**

Background

It is recognised that emerging visibility from the proposed access on to Hayfield Road is below the recommended distance due to the footway width and the width of the front garden on which the access and parking space is proposed to be created.

Also, the size of the application site does not permit on site turning which would require a vehicle to reverse on to or off Hayfield Road.

However, it is noted that there are numerous private individual accesses along Hayfield Road in close proximity to the application site which all have similar emerging visibility and also have no on site turning space.

There is no history of collisions on Hayfield Road which suggests that manoeuvres carried out by vehicles entering and exiting other private accesses can be, and are, undertaken without having an impact on highway safety.

There is also significant on street parking in the vicinity of the application site and some junctions which can create side friction i.e. activities on the roadside, such as parking, can reduce effective road width and increase friction between vehicles, ultimately leading to lower speeds and can increase driver awareness of such roadside activity.

The size of the proposed parking space accords with the recommended minimum parking space size.

Conclusion

Based on the analysis of the information submitted and a review of Local and National policy the Highway Authority concludes that there would not be an unacceptable impact on Highway Safety or a severe impact on congestion. There are no justifiable grounds on which an objection could be maintained.

Conditions

The development hereby approved shall not be brought into use until the access and parking facility has been provided as shown on the submitted drawing(s).

Reason: To ensure conformity with submitted details.

Informatives

The Local Highway Authority has no objection to the above subject to the applicant obtaining a section 184 license. The construction of a new access will require the extension of a verge and/or footway crossing from the carriageway under the Highways Act 1980 - Section 184 and the Applicant is required to obtain the permission of Derbyshire Highways details can be found at www.derbyshire.gov.uk/transport-roads/roads-traffic/licences-enforcements/vehicular-access/vehicle-accesses-crossovers-and-dropped-kerbs.aspx or email before commencing any works on the highway.

Yours sincerely,

Transport Development Management