

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

Highway Officer: Adrian Martin
Our ref: HPBC/2026/017204
Your ref: HPK/2026/0166
Date: 26 June 2026

Dear Stuart Talbot

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

PROPOSAL: Proposed construction of an outdoor Padel Tennis Court (Class F2) with ancillary customer welfare building (portacabin) and associated car parking facilities

LOCATION: Fernshaw Farm, Beech Lane, Dove Holes, Derbyshire

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

Further to previous comments and following receipt of additional information from the applicant's agent on the operation of the facility etc., as previously requested, it is now considered that the LHA has no objections to the application.

Site Access

Whilst it is recognised that the access road i.e. Beech Lane is restricted in terms of its width and that the junction of Beech Lane and Station Road has somewhat restricted

visibility and width, the relatively low increase in vehicle movements generated by the facility will not have an unacceptable impact on highway safety, based on the details provided on the intended operation of the facility i.e. the booking system and the number of users on the site at any one time.

It is recommended that the proposed operation of the facility is conditioned to control the number of users at the facility at any one time.

The proposed on site parking provision is considered suitable to accommodate the parking requirements of the proposed facility.

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 parking and turning facilities have been provided as shown on the submitted drawing(s).

Reason: To ensure conformity with submitted details.

Yours sincerely,

Adrian Martin

Transport Development Management