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*Date* 6th December 2021

*My reference* 033737  
*Your reference* APP/19/00427  
*Email* [havantdc@hants.gov.uk](mailto:havantdc@hants.gov.uk)

Dear Sir,

### **Land at Lower Road, Havant**

### **Development of 50 new dwellings together with access, landscaping and open space (Approved 13.07.2021). Request to Discharge Conditions 3,4,5,6,7,8,9,10,11,12,13,14,15,16,17,18,19,20,21 & 22 (10.08.2021)**

Thank you for consulting the Highway Authority on the discharge of conditions 9, 12 and 14 associated with planning reference APP/19/00427. The Highway Authority have reviewed the plans and associated information and have the following comments to make.

#### Condition 9

The Highway Authority notes that the applicant is not proposing to provide any street lighting within the site, nor are they intending to offer the internal site layout for adoption to the Highway Authority under a Section 38 agreement.

However, the Highway Authority have concerns with the lack of street lighting provision given the shared surface environment within the site. Given the lack of formal footway provision, pedestrians are required to walk alongside vehicles which could result in a safety issue should insufficient street lighting be provided to ensure that pedestrians are visible to vehicles. The applicant should ensure that street lighting is provided throughout the site which is compliant with HCC TG13 section 3.2.1.

*Director of Economy, Transport and Environment  
Stuart Jarvis BSc DipTP FCIHT MRTPI*

Given the concerns regarding the lack of street lighting in the shared space environment, the applicant is required to provide a Stage 1 Road Safety Audit of the proposals, with the audit brief specifically commenting on the lack of lighting to ensure that the potential safety implications have been addressed.

Until the results of the RSA has been provided, the Highway Authority are unable to recommend the discharge of Condition 9.

#### Conditions 12 and 14

As noted above, the internal site layout will not be offered for adoption to the Highway Authority. However, the Highway Authority have undertaken a review of the plans and wish to raise the following points for consideration within the design.

The alignment of the turning head next to property number 32 may result in manoeuvres which require the use of the private driveway. The applicant should consider altering the design to ensure that the tracking takes places within the confines of the carriageway.

Given the width of the internal roads, tracking for a super large refuse will be affected by vehicles parking on carriageway. The applicant should consider widening the internal roads to better facilitate two way tracking movements.

Manual for Streets 2 recommends a minimum 6m wide carriageway width for manoeuvring in and out of parking bays provided at 90 degrees which does not appear to be provided.

The applicant should be made aware of the Advanced Payment Code (APC) that will be required by the Highway Authority. Details of this can be found via the following link - <http://documents.hants.gov.uk/transport/APCProcess-Guidancedocumentforwebsitev22018-04-02.pdf>

Whilst the Highway Authority are able to recommend the discharge of condition 12 and 14 given that the internal layout will not be offered for adoption, the points raised above are noted for consideration within the design.

Yours sincerely,

Chris Hirst

*Director of Economy, Transport and Environment*  
**Stuart Jarvis BSc DipTP FCIHT MRTPI**