Consultee Comments for Planning Application APP/16/00465

Application Summary

Application Number: APP/16/00465
Address: Land adjacent to 27, Holybourne Road, Havant
Proposal: Erection of 11 dwellings comprising of 5No. 3 bed houses, 4No.1bed flats and 2No. 2 bed flats with associated landscaping, car parking, bin and cycle storage.
Case Officer: Heather Lealan

Consultee Details

Name: Consultee Comments - Highway Authority (HBC Agency)
Address: 2 Penner Road, Havant PO9 1QH
Email: peter.marshall@havant.gov.uk
On Behalf Of: Development Engineer - Highways

Comments

The submitted application does not contain a detailed plan of the proposed junction with Holybourne Road. The submitted refuse vehicle tracking planning gives an indication of the junction arrangement which will require a 278 or 38 Agreement with HCC as the Highway Authority. This Agreement may also require a Traffic Regulation Order (as stated in Traffic Management Comments). The details of this junction could be conditioned but because of its affect on the existing on-street parking it would be more informative to the public if the proposed section 278 junction plan formed part of the application. I would also recommend that the junction is substantially constructed before work is started on site.

The following condition should be imposed;

-The roads , turning areas. cycle storage and car parking should be conditioned to be constructed as shown on the submitted layout plan.

-Details of the levels and construction of the highway should be submitted.

-A planning showing the proposed street lighting plan

-A plan showing the area of storage of material, operative parking and position of site offices/building.

-A plan showing details of the cycleway through the site to include signing Also a legal agreement to ensure that if the highway are not adopted, that a maintenance regime, including street sweeping and scavenging is set up by means of a maintenance company.

Also if the roads are not adopted then a legal agreement is required to ensure that the public have a right to pass and repass over the public areas