

HDM Planning Application Consultation Response

HDM Case officer: Michael Patrick

Planning application number: 16NP0025

Description of development:

Change of use of Coach House to 14 bed hotel/guest house including restaurant and installation of septic tank

Location:

The Coach House, Otterburn Hall, Otterburn, Northumberland, NE19 1HE

Date: 15 April 2016

RECOMMENDATION:

No observations: No issues arise from the proposal

Assessment of proposal:

In making our response the Highway Authority assess the impact of any proposed development on the highway network, both during construction, and once a development is completed. To ensure the highway network in the area can accommodate the anticipated trip generation, adequate manoeuvring/parking space is provided, safe access can be achieved, the highway remains free for the passage of all users of the highway, and so it does not have an adverse impact on the safety of all users of the highway.

The proposed development has been checked against the context outlined above. It should be noted that the amount of trips generated by the proposed development can be accommodated on the highway network in the area and there are no alterations to the existing access, manoeuvring and parking arrangements. When the development is completed, it will not have an adverse impact on the safety of all users of the highway in the area.

Planning Obligations and Conditions:

Necessary planning obligations and conditions required for planning approval

S106 Heads of Terms
N/A
S278/S38/S59/S184 Requirements
N/A
Standard Conditions
N/A
Informatives
N/A

Consultation Checklist

Street Lighting	N/A
Highways Programmes, Traffic Management, Cycling	N/A
Highway Area Inspector, Waste, Greenspaces, Traffic Signals	N/A
Streetworks	N/A
Parking	N/A
Infrastructure & Adoption Records	N/A
Highway Design, Highway Structures & Road Safety	N/A
Travel Plans and Public Transport	N/A
School Travel Plans	N/A
School Transport/ Passenger Transport Services	N/A
S278	N/A
S38	N/A