

## **HDM Planning Application Consultation Response**

**HDM Case officer:** Daniel Abberline

**Planning application number:** 17NP0102

**Description of development:** Construction of 3 no. glamping pods and BBQ hut, associated parking and access

**Location:** Troughend, A68 Otterburn Crossroads to Elishaw, Otterburn, NE19 1LA

**Date:** 01/11/2017

### **RECOMMENDATION:**

**No observations:** No issues arise from the proposal

### **Assessment of proposal:**

The proposed development has been assessed in conjunction with the National Planning Policy Framework and GD4 of the Tynedale District Local Plan.

The site is located along a private road. The proposal will not have an adverse effect on the wider highway network.

## Assessment of Proposal Checklist

- **Transport Statement or Assessment** - N/A
- **Pedestrian routes, Public Transport and Cycles** - Access by sustainable modes are in keeping with the rural nature of the surrounding area.
- **Road Safety** - There are no road safety issues presented by the proposal.
- **Travel Plan** - N/A
- **Car Parking** - There will be a parking area for the proposed pods. The spaces are suitable in length/width with adequate reversing distance and turning space.
- **Cycle Parking** - There is space at each pod to provide an area for cycle storage/parking.
- **Highway Works** - No proposed works to the highway.
- **Highway Land and Property issues** - The site is located down a private access road.
- **Refuse Storage and Servicing** - There will be an enclosed refuse area at the access point of the car parking area.
- **Lighting** - N/A

## Planning Obligations and Conditions:

Necessary planning obligations and conditions required for planning approval

<b>S106 Heads of Terms</b>
N/A
<b>S278/S38/S59/S184 Requirements</b>
N/A
<b>Standard Conditions</b>
None
<b>Informatives</b>
None

## Consultation Checklist

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