

HDM Planning Application Consultation Response

Planning application number: 20NP0089

Description of development: Erection of a poly tunnel structure for the purpose of lambing sheep (amended)

Location: East Twice Brewed Causey View Bardon Mill Hexham Northumberland NE47 7AL

Date: 14th December 2020

RECOMMENDATION:

No observations: No issues arise from the proposal

Assessment of proposal:

- When assessing this application, the Highway Authority checks that the proposal will not result in an adverse impact on the safety of all users of the highway, the highway network or highway assets.
- The information submitted has been checked against the context outlined above, it is considered that this development will not have a severe impact on highway safety, and there are no objections in principle to the proposals.
- It is considered that the proposal is in accordance with the NPPF in highways terms, and the principle of development acceptable.
- There are no recommended amendments to the scheme to set out.
- There are no recommended conditions or informatives to impose on this planning application.

Assessment of Proposal Checklist

- **Transport Statement or Assessment**

Not applicable for a development of this type or scale.

- **Pedestrian routes, Public Transport and Cycles**

The submitted application, including site layout and location plan, indicate that the proposed development will be accessed from the existing access onto the B6318. There are no existing footways or street lighting on this section of highway, bus stops are located within reasonable walking distances providing seasonal bus services, and cyclists are able to utilise the highway carriageway. The development is unlikely to impact upon access to or provision of sustainable transport options.

- **Road Safety**

The submitted application, including site layout and location plans, indicate that the proposed poly tunnel will be located within the farm site, and will use the existing site access from the B6318. This section of adopted highway has a 60mph speed limit and no current parking restrictions.

It is noted from the information provided that the proposals are to accommodate the needs of the existing site, and that the implementation of the poly tunnel will not generate any additional vehicle movements. It is therefore considered that the proposals will not have an adverse impact on highway safety, nor will it necessitate any amendments to the means of access to the adopted highway.

- **Travel Plan**

Not applicable for a development of this type or scale.

- **Car Parking**

It is considered that the proposals will not have an adverse impact on the existing parking arrangements for this site.

- **Cycle Parking**

There are no cycle parking requirements for a development of this type or scale. It is considered that there is sufficient space within curtilage of the overall site to allow for the storage of cycles should it be required.

- **Highway Works**

There are no necessary highway works to complete as a result of this development; the existing access arrangements are to be retained as a result of the proposed works and are considered acceptable and appropriate for the site.

- **Highway Land and Property issues**

There are no highway land or property issues to address as a result of the proposals.

- **Refuse Storage and Servicing**

No details of refuse storage and servicing have been given as part of the application or shown on the submitted plans. It is considered that the proposals will not necessitate any changes to the existing refuse storage and servicing strategy for the site.

- **Lighting**

No details of lighting have been given as part of the application or shown on the submitted plans.

Planning Obligations and Conditions:

Necessary planning obligations and conditions required for planning approval

S106 Heads of Terms
None
S278/S38/S59/S184 Requirements
None
Standard Conditions
None
Informatives
None

Consultation Checklist

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

HDM Case Officer: SJI

HDM Checked by: MP