Cambridgeshire County Council

PLANNING CONSULTATION RESPONSE

To Marie Roseaman Huntingdonshire District Council Pathfinder House St Marys Street Huntingdon PE29 3TN	**Place & Sustainability** **Highway Development Management** Cambridgeshire County Council West Highways Division Huntingdon Highways Depot Stanton Way Huntingdon Cambs PE29 6PY
App Reference: 25/00406/FUL Date In: 16th June 2025 Date Out: 1st July 2025	**Contact**: André Chabot

Proposal: Erection of new storage building and extension to existing building to provide office accommodation

Location: The Old Camp Site Molesworth Road Old Weston

The Highway Authority do not object to this application.

I note that the same access arrangements as proposed with respect to the approved planning application 23/00392/FUL have been included here and I would not therefore look to object providing the same conditions are applied.

The turning at the junction as demonstrated on drawing KA42987-BRY-ST-PL-C-0001_ C would not allow two-way flow and the access as shown would not be acceptable without the condition as applied to the earlier application requiring that it be laid out with 15m radius kerbs. These must be provided on both sides of the junction to make this access workable and not just on the eastern side as shown on the plan. This condition will require construction outside of the red line boundary and the planning Authority must therefore be satisfied that this scan be adequately conditioned, presumably being within the applicant's blue line, or that the red line be amended to accommodate this.

The final implementation of any junction improvements would be subject to separate s278 agreement with the Highway Authority.

My previous observations regarding parking within the site remain applicable.

Please append the following conditions to any consent granted:

HDMC 11 Prior to the first occupation of the development (or prior to commencement of the use hereby permitted) any gate or gates to the vehicular access shall be set back a minimum of 16.5m from the near edge of the highway carriageway. Any access gate or gates shall be hung to open inwards.

Reason: In the interests of highway safety.

HDMC 13 The access shall be a minimum width of 7.3m, for a minimum distance of 20m measured from the near edge of the highway carriageway.

Reason: In the interests of highway safety

HDMC 14 Prior to the commencement of the first use the vehicular access where it crosses the public highway shall be laid out and constructed in accordance with the Cambridgeshire County Council construction specification.

Reason: In the interests of highway safety and to ensure satisfactory access into the site.

HDMC 20 Prior to the commencement of the proposed use visibility splays shall be provided each side of the vehicular access. Minimum dimensions to secure the required splays shall be 2.4m, measured along the centre line of the proposed access from its junction with the channel line of the highway carriageway, and 120m, measured along the channel line of the highway carriageway from the centre line of the proposed access. The splays shall be thereafter maintained free from any obstruction exceeding 0.6m above the level of the highway carriageway.

Reason: In the interests of highway safety.

HDMC 23 Prior to the commencement of the proposed use the junction of the access with the highway carriageway shall be laid out with 15m radius kerbs on both sides of the junction.

Reason: In the interests of highway safety.

HDMC 26 The access shall be constructed with adequate drainage measures to prevent surface water run-off onto the adjacent public highway, in accordance with a scheme submitted to and approved in writing by the Local Planning Authority.

Reason: To prevent surface water discharging to the highway.

HDMC 28 A metalled surface shall be provided for a minimum distance of 20m along the access road from its junction with the public highway.

Reason: To prevent mud and extraneous material being deposited on the highway.

INFORMATIVES:

Vehicular Access HDMI 1 This development involves work to the public highway that will require the approval of the County Council as Highway Authority. It is an OFFENCE to carry out any works within the public highway, which includes a public right of way, without the permission of the Highway Authority. Please note that it is the applicant's responsibility to ensure that, in addition to planning permission, any necessary consents or approvals under the Highways Act 1980 and the New Roads and Street Works Act 1991 are also obtained from the County Council. Public Utility apparatus may be affected by this proposal. Contact the appropriate utility service to reach agreement on any necessary alterations, the cost of which must be borne by the applicant.

André Chabot
Highways Development Management