PLANNING CONSULTATION RESPONSE

To Charlotte Dew 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: 25/00688/P3MPA Date In: 17/07/25 Date Out: 18/07/25	**Contact**: Jo Challis

RE: ***Application description***

Proposal: Change of use from agricultural buildings to storage (B8)
Location: Broadpool Farm Fenside Road Warboys Huntingdon PE28 2XR

Following a careful review of the documents provided to the Highway Authority as part of the above planning application and in accordance with paragraph 116 of the National Planning Policy Framework, the Highway Authority requests that the above planning application be refused for the following reason:- unacceptable impact on highway safety.

The rationale for this request is as follows:-

It is noted that the access for the site is located on the western radius of First Broadpool Drove.

Although the access has been used for agricultural purposes, it is likely that unfettered commercial useage would generate a greater number of vehicle movements for which the access location, dimensions and visibility splays are not suitable.

In addition, it appears that the access has not been constructed to Cambridgeshire County Council's specification.

Our General Principles for Development document requires a commercial access to have 10m – 15m radii with an access width of 6.5m – 7.3m for 20m from the highway boundary. This is to enable an HGV and smaller vehicles to use the access simultaneously so that a vehicle is not either waiting within, or reversing back onto, the highway

To overcome the objection the applicant could consider constructing a new access either on the frontage of the site if the visibility splays allow, or on the straight section of First Broadpool Drove (and surfacing the carriageway up to the access to CCC's specification).

Jo Challis
Highways Development Management Engineer