

MEMORANDUM

From: Chief Officer, Environment & Technical **To:** Chief Officer Planning & Regulatory
Our Ref: ET/DC/PP/P/2021/0977 **Your Ref:** JK/P/2021/0977
Date: 20th October 2021

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY (GENERAL DEVELOPMENT PROCEDURE) ORDER 1995

Location: O. S Grid Ref: 416 395 Wilmaye, Ellesmere Lane, Penley.
Development: Erection of fence (in retrospect).

I refer to your consultation / email dated 19/10/2021 in respect of the above.

The proposed development site is located on Ellesmere Lane which is a rural, classified road subject to a 30mph speed limit.

Based on speeds of 30mph, any proposed / existing access of this nature in this location would normally be required to provide visibility splays of 2.0 x 43m in both directions measured to the nearside edge of the adjoining highway in accordance with Manual for Streets.

Even with the new boundary fence in place, visibility splays in excess of 2.0 x 43m in both directions would still appear available from the existing access.

The new gates would appear to be in the same position as the original gates.

I therefore advise you that I have no objections to the proposed development on highway grounds.

Supplementary Notes

The applicant's attention should be drawn to item nos. 1, 3, 4 & 5 of the supplementary notes.



Chief Officer, Environment & Technical