

PLANNING COMMITTEE UPDATE SHEET

COMMITTEE DATE: 4 September 2019

APPLICATION NO.	TEAM LEADER	ITEM NO.	PAGE NOS.
18/00899/OUTMAJ	LYNDSEY HAYES	1	7-37

CONSULTATION RESPONSE

An additional response from Lancashire County Council (LCC) Highways has been received to clarify the proposed A588 off-site highway works required to make the development acceptable. These are as follows:

- Upgrade the bus stop on the A588 (north-bound, on the island opposite the Seven Stars PH) to bus stop quality standard with provision of raised boarding area and tactile paving at the dropped kerbs; and
- Provision of a pedestrian crossing in the vicinity of the Seven Stars PH. As a final design for the crossing has not been agreed there is a possibility that there may be a need to adjust the position of the bus stop outside the Seven Stars PH (southbound A588); if this is the case then the repositioned bus stop will need to be provided to quality bus stop standards. If this bus stop is not affected by the crossing then no further improvements are necessary as it has already been upgraded.

This pedestrian crossing is considered necessary given that the removal of the internal link between the two sites means that these bus stops will be the closest to the development and it will enable a safer crossing to the southbound bus stop. A drawing has been produced by the developer but requires Safety Auditing, and therefore it is necessary to secure the details by condition.

CONDITIONS

Condition 10 to be updated as follows (addition text underlined):

No part of the development hereby approved shall commence until a scheme for the construction of the site access and the off-site works of highway improvement has been submitted to, and approved in writing by the Local Planning Authority. The off-site highway works should include:-

- a) A new street lighting system from lighting column F2 near the access to Ash Lea House and to continue to the change in speed limit at the southern boundary of the site

b) The carriageway widening of Carr End Lane as shown on drawing A105751-P001 rev C Proposed Site Access and Highway Improvements

c) The 2m footpath from the proposed site access to the path leading to Lynwood Drive, with isolated road narrowing.

d) Upgrading of the existing bus stop on the A588 at Seven Stars (north-bound, on the island opposite the Seven Stars) to bus stop quality standard with provision of raised boarding area and tactile paving at the dropped kerbs

e) Provision of a pedestrian crossing on the A588 in the vicinity of the Seven Stars, along with repositioned bus stop outside the Seven Stars (south-bound on the A588) provided to quality bus stop standards in the event the current bus stop is affected by the crossing.

The site access and off-site highway improvement shall be constructed and completed in accordance with the approved scheme details.

Reason: In order to satisfy the Local Planning Authority that the final details of the highway scheme/works are acceptable before work commences on site and to enable all construction traffic to enter and leave the premises in a safe manner without causing a hazard to other road users in accordance with Policies SP7, CDMP3 and CDMP6 of the Wyre Local Plan (2011-31). The condition is required to be approved prior to commencement of development to ensure that full details are provided, that have not been forthcoming with the application.