
From: Giles Cheetham
Sent: 11 August 2016 18:20
To: 'Michael Powell'; Farzana Tabasum
Cc: Malcolm Joy; John Brooks; Alistair McMurray; Highways DevelopmentControl
Subject: RE: 2016/60/92298 - North Bierley WWTW - PRoW matter

Farzana,

[RE: 2016/60/92298 - North Bierley WWTW - PRoW matter](#)

The application submissions did not refer to the PROW and do not demonstrate that it has been considered at all.

PROW has objected to the application as made, as you know.

This situation can potentially be easily addressed by the applicants making appropriate formal planning submissions considering the existence and treatment of the public footpath. At the least, I consider that the feasibility should be demonstrated even at this outline stage by amended or additional submissions.

As this matter may move forward over different stages, I would note that an appropriately constructed, separated public footpath, away from any carriageway and footway would be sought by PROW, so that it is not incorporated into the estate road layout. This may result in a distinctly different indicative layout for the estate road, unless the applicants intend to engage in the formal public path order process, which may add expense and significant delay to their project.

Regards,
Giles

PROW

From: Michael Powell [<mailto:michael.powell@turley.co.uk>]
Sent: 11 August 2016 17:53
To: Farzana Tabasum
Cc: Giles Cheetham; Malcolm Joy; John Brooks
Subject: 2016/60/92298 - North Bierley WWTW - PRoW matter

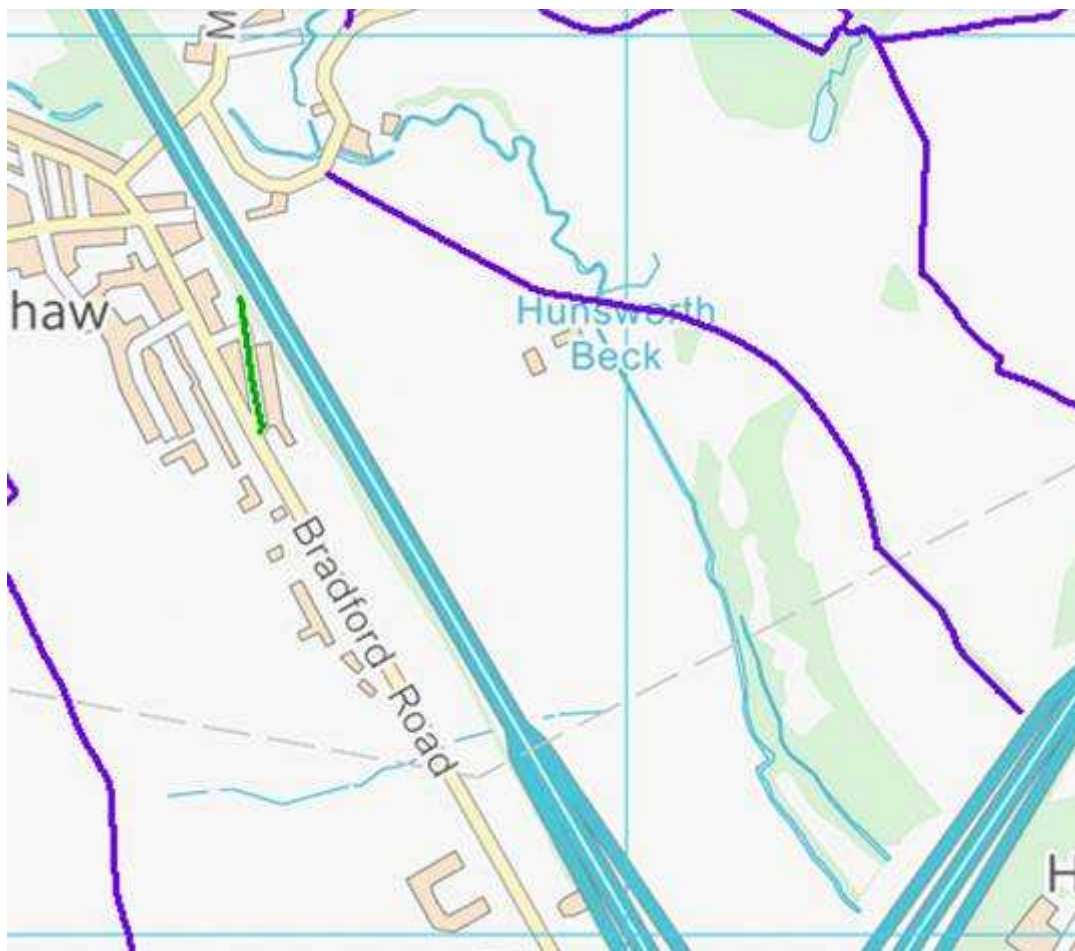
Farzana

With regard to the current planning application as above, it has come to our attention that the Public Right of Way (PRoW) running through the site may not have been explicitly referenced in our planning application submission and your Council, via Giles Cheetham (copied into this email), are requesting some further information on it.

As shown on the extracts from the submitted site location plan and the Kirklees Council Public Rights of Way map, below, the PRoW follows the site access road from Cliff Hollins Lane along the north-eastern boundary of the site. The application site also includes a very small element of the PRoW in the eastern part of the site, immediately to the south of Hunsworth Beck.



Site location plan extract



PRoW Map extract

The alignment of the existing access road is to be retained in part. However, a new alignment is proposed where it joins Cliff Hollins Lane, which will be widened along most of its length.

Given that the planning application is made in outline, with all matters reserved, there is no requirement on the application forms to make explicit reference to the PRoW. Further details on the PRoW will be provided and determined through subsequent applications for the approval of reserved matters.

A segregated footpath or footway is proposed on the edge of the carriageway. Both of these options improve the current shared pedestrian/vehicle use of the access, but the applicant would be open to discussion in this regard. We would be happy to work with the LPA to provide a new route to an improved standard.

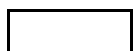
I trust this is useful to you at this stage. Please feel free to contact me if you require any further information.

I have copied this email to your colleague, Giles Cheetham, and Malcolm Joy, Planning Officer at Bradford Council, for reference.

Best regards

Michael

Michael Powell
Senior Planner



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