

Public Rights of Way (“PROW”) consultation

Planning application: 2018/62/91661/E

Address: Land at Walkley Terrace and Brunswick Street, Heckmondwike

Proposal: **Outline** permission for residential development and facilitating engineering operations **and full** planning permission for access and spine road

Kirklees Council PROW officer: Giles Cheetham

Summary: PROW objection

Comments:

PROW objects to the application.

The application is outline with full planning permission sought for the access and spine road.

The application makes no greenway/multi-use provision.

Two indicative routes at either end of the access and spine road are shown and identified as being provided by “others”. Both are too narrow and steep for multi-use, with one including multiple flights of steps.

The council’s UDP notes at 8.43 “The Council intends to **provide a number of strategic cycle and pedestrian routes**, either by the upgrading of existing routes or by the creation of new rights-of-way. The routes will **provide important long distance links** connecting major centres and provide a core network to which other new routes can be joined. As well as being important for essential trips the **new links** will also be of **benefit for recreational purposes** by **providing safe and attractive routes** which are easily accessible from the urban area. Signing and measures to facilitate the safety of users joining and leaving the routes via the existing highway network will be undertaken as part of the implementation of the schemes.”

Strategic routes for pedestrians and cyclists are identified at T18 and in the relevant UDP mapping, including this site.

The application fails this policy requirement on multiple counts.

The UDP T18 route within the application site is approximately 380 metres in length, this is not a site which simply facilitates a transportation link between parts of the multi-use corridor, it forms a significant part of the public provision of a safe and attractive pedestrian and cycling route envisaged by the policy.

Public access over an appropriate, dedicated motor traffic-free route is expected by PROW to be proposed and provided. If such provision is not appropriate at outline application, then a condition for the submission and agreement of a scheme to provide such a route is requested. Please note that full permission is sought for the access and spine road, in the current application submissions this is considered entirely inadequate to serve as a link as identified in the UDP, and is not currently demonstrated to be compatible with provision of an appropriate link.

There are insufficient submissions relating to the public footpath Heckmondwike 22, its use or public safety in the construction or use of the development. If consent is eventually granted, a scheme for the protection of path 22 and its users should be required by condition, to be provided and agreed pre-commencement.

The major proposed retaining works should also attract a pre-commencement condition relating to the proposed details of design and construction, requiring a scheme to be submitted to the LPA for the requisite agreement of highways structures.

Further submissions may address this objection. Applicants are invited to contact PROW.

Public rights of way must be open and available unless a relevant authority is in place, such as a formal temporary closure order. No obstruction or interference is authorised without specific separate consent of the local highway authority. Usual PROW footnotes should reflect these points on any eventual consent.

Further details available from the public rights of way unit:

Public Rights of Way

Streetscene & Housing Service

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