

**Consultation Response from KC,
Highways Development Management**

2020/90980 adj, 8, Sherburn Grove, Birkenshaw, BD11 2JH

Erection of detached dwelling and detached garage

Date Responded:21/04/2020	Responding Officer: Mark Berry	Responding Ref: 8-11NE-9
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This application seeks approval to the discharge conditions 4, 6, 8, 10, 11 on previous permission 2018/93568 for change of use of existing unit in a mixed Class A1/A2/A3 retail development to form a mixed A1/A2/A3/A4/D2 retail and leisure development, internal alterations and reconstruction of upper level, with extension, external slide and formation of roof terrace for use as sky bar at Kingsgate Centre, King Street, Huddersfield.

4. Prior to construction commencing, a schedule of the means of access to the site for construction traffic shall be submitted to and approved in writing by the Local Planning Authority. The schedule shall include the point of access for construction traffic, details of the times of use of the access, the routing of construction traffic to and from the site and construction workers parking facilities. Unless otherwise agreed in writing by the Local Planning Authority, all construction arrangements shall be carried out in accordance with the approved schedule throughout the period of construction.

No details of the point of access for construction traffic, details of the times of use of the access, the routing of construction traffic to and from the site and construction workers parking facilities are provided and this condition should not therefore be discharged.

10. Pursuant to requirements of condition 9, before the turning and drop-off area is brought into use a scheme for the efficient management of the turning and drop-off area shall be submitted to, and approved in writing by, the Local Planning Authority.

These proposals need to include measures to prevent the spaces being used for parking and details of how the spaces will be monitored, controlled and enforced when necessary to ensure they are used for the intended purpose drop off and pick only. Signing alone may not be enough.

A plan should be provided showing the proposed signing and lining.

11. Prior to the hereby approved development being brought into use a traffic survey of King Street, between Queen Street/Cross Church Street, and Zetland Street, shall be undertaken. Within six months of the cinema being brought into use the traffic survey shall be repeated and an assessment of the identified associated development traffic shall be submitted to, and approved in writing by, the Local Planning Authority. The assessment shall include consideration of the necessary provision of any traffic management measures required to control associated development traffic, along with implementation schedule of any necessary measures. The traffic control measures shall be implemented as per the agreed scheme and thereafter retained.

The traffic survey does not include any information regarding the evening use only 09.00 to 17.00. The cinema, bars and restaurants will be open late into the evening and the survey should include the opening times associated with the proposed use.

No information is provided to say how the vehicles were behaving. The concern was that the existing measures may be ignored, and more effective enforcement measures may be needed.