

Consultation Response from KC, Highways Development Management
2020/92232 Firths Yard, Mill Road, Dewsbury, WF13 2HP
Erection of 2 storage units
Date Responded: 15/09/20 Responding Officer: J Turner Responding Ref: K15-3NW/21

This application seeks approval for the erection of two storage units on Mill Road, Dewsbury.

The two units would total 235m² of floor space.

The site is accessed via an unmade track that serves a number of other industrial units and residential properties.

There is little additional information given by the applicant, with details of bin collection and storage, emergency vehicle access, any improvements to the existing access which is presently in a state of disrepair, and justification for the parking levels provided all required.

Swept path analysis of an 11.85m refuse vehicle and a fire appliance accessing and exiting in a forward gear will need to be submitted, with the Fire Service advising the below:

There should be vehicle access for a pump appliance to small buildings (those of up to 2000m² with a top storey less up to 11m above ground level) to either:

- 15% of the perimeter;
- or
- within 45m of every point on the projected plan area (or 'footprint') of the building; whichever is less onerous.

The application does not provide enough detail to carry out a full highways assessment. Please ask the applicant to provide the following information:

- Bin storage and collection pads demonstrated on a plan.
- Swept path analysis of an 11.85m refuse vehicle accessing and exiting the site in a forward gear.
- Swept path analysis of a fire appliance accessing and exiting the site in a forward gear and being able to reach within 45m of all parts of the unit.
- An indication of parking provision for the units with justification for the levels attainable.
- Details of improvement to the existing access to allow for the additional traffic generated.