

**Consultation Response from KC,
 Highways Development Management**
2020/94070 69-71, Cowlersley Lane, Cowlersley, Huddersfield, HD4 5UE
Use of premises for self-service launderette facility and associated works
**Date Responded:
 05/02/2021**
**Responding Officer: Zack
 Turner**
Responding Ref: K2-10SE/27

2020/94070

Highways Development Management (HDM) comments as follows.

This application is at 69-71, Cowlersley Lane, Cowlersley, Huddersfield. The proposal is for the use of premises for a self-service launderette facility and associated works.

It is expected that there will be a small increase in vehicular and pedestrian movement in and out of the site and waiting times for the service could increase. However, the intensification of use is not expected to have a severe impact on the efficiency of the local highway network.

Given the location of the site, there is on-street parking available on Cowlersley Lane which is considered sufficient to serve a small development of this scale.

Jubilee Lane is adjacent to the site and serves many dwellings as a rear access which is mainly used for parking arrangements. Visibility splays at the junction of Jubilee Lane onto Cowlersley Lane should be 2.4m x 43m as it is a 30mph road and the new self-service laundrette at the proposed location will significantly obscure the visibility at this junction to 2.4m x 18m. This is considered unacceptable from a highway's safety perspective.

If the location of the site could be repositioned closer to the existing building and away from the edge of the adopted highway then we may be able to reassess the impact on the visibility.

Highways Development Management currently consider that there will be a significant loss of visibility at the junction adjacent the site and therefore are unable to support the application on highways safety grounds with this proposed layout.