

**Consultation Response from KC,
Highways Development Management**
2020/94161 adj, York House, 38, Penistone Road, New Mill, Holmfirth, HD9 7BT
Erection of detached dwelling
**Date Responded:
04/02/2021**
**Responding Officer: Zack
Turner**
Responding Ref: K12-14/34

2020/94161

Highways Development Management (HDM) comments as follows.

This application is on land adjacent, York House, 38, Penistone Road, New Mill, Holmfirth. The proposal is for the erection of a detached dwelling.

The sites vehicular access will be to the rear from church street. There is adequate visibility at this access for when exiting the site.

There is a pedestrian access at the site frontage on Sude Hill.

The proposed dwelling will have 4 bedrooms and in accordance with the Kirklees Highways Design Guide 4+bedroom dwellings should provide 3 off-street parking spaces. Sufficient parking is provided by a single garage with more than ample area in the site for another 2 cars.

Within the site there is suitable turning space to exit the site in forward gear.

No details have been provided for bin storage and HDM requests that this is clearly shown on a drawing. If the information can be provided prior to determination, then the condition can be removed.

Highways Development Management consider that sufficient parking is provided and therefore believes the proposal is acceptable in principle with the following condition.

Method of storage/access for waste

Before development commences, details of suitable storage, bin presentation points and access for collection of wastes from the dwellings hereby approved shall be submitted to and approved in writing by the Local Planning Authority. The approved details shall be provided before first occupation and shall be so retained thereafter.

Reason: To meet the requirements set out in Local Plan Policy LP24 part d(vi).