



NORTHORPE LANE, MIRFIELD

HIGHWAY CONDITION SURVEY

JUNE 2023

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HIGHWAY CONDITION SURVEY

Newett Homes

Draft Issue

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TABLE OF CONTENTS

1	INTRODUCTION	5
1.1	Introduction	5
2	HIGHWAY CONDITION SURVEY REGISTER AND PHOTOS.....	6
2.1	Survey Register	6
2.2	Conclusion.....	11
3	APPENDICES	12

APPENDICES

Appendix A Outline Plan Route

Appendix B Indicative Site Photograph Locations

1 INTRODUCTION

1.1 INTRODUCTION

1.1.1 This report has been prepared to present the findings of the highway condition survey undertaken on 25.05.2023 on a section of Northorpe Lane and Shillbank Lane in Mirfield.

1.1.2 The survey was carried out to understand the condition of the existing carriageway, footway, kerbing, manholes as well as other existing features along the route highlighted in blue / red, in accordance with Condition 14 of planning application reference: 2021/91914.

“The development shall not commence until a survey of the existing condition of the highway on Northorpe Lane has been submitted to and approved in writing by the Local Planning Authority. The survey shall include carriageway and footway surfacing, verges, kerbs, edgings, street lighting, signing and white lining. Upon completion of the development and before no more than 33 dwellings on the site is occupied, a highway condition survey identifying a scheme to reinstate any subsequent defects in the condition of the highway on the aforementioned street(s) shall be submitted to and approved in writing by the Local Planning Authority. All of the identified works shall be implemented before no more than 40% of the dwellinghouses on the site are occupied.”

1.1.3 The findings are displayed in the following tables and are supported by photographs taken by AMA.

1.1.4 An outline plan of the route covered by the highway condition survey is shown in **Appendix A**.

1.1.5 The location plan for photographs can be seen in **Appendix B**.

1.1.6 The full list of photographs can be found separately to the report in **Appendix C**.

1.1.7 The attendees of the survey were;

Company	Name	Date
AMA	Maddie Frampton	25.05.2023
Kirklees Council	Nigel Tipling	25.05.2023

2 HIGHWAY CONDITION SURVEY REGISTER AND PHOTOS

2.1 SURVEY REGISTER

2.1.1 Pavement

Area of Survey	Photo Ref.	Defect / Comment
Footway	1	Damaged kerb block, inspection cover
	2	Inspection covers x2
	3	Utility marker
	4	Inspection cover, lighting column
	5	Lighting column, inspection covers x2
	6	Trench scarring, inspection covers x2, pipework running down wall
	7	Pipework running down wall
	8	Damaged kerb block
	9	Damaged kerb block, utility graffiti
	10	Trench scarring, inspection covers x2
	11	Comms cabinet, lighting column
	12	Comms cabinet, litter
	13	Lighting column
	14	Damaged kerb block, inspection cover
	15	Damaged kerb block
	16	Inspection cover x2
	17	Inspection covers x2
	18	Damaged kerb block
	19	Damaged kerb block,
	20	Inspection covers x3, lighting column
	21	Lighting column
	22	Utility marker
	23	Inspection cover, utility pole
	24	Damaged kerb block
	25	Inspection covers x4
	26	Damaged kerb block
	27	Damaged kerb block
	28	Damaged kerb block, inspection cover
	29	Inspection covers x2
	30	Heavily damaged kerb block, lighting column

Area of Survey	Photo Ref.	Defect / Comment
	31	Damaged kerb block, utility graffiti, lighting column
	32	Utility graffiti
	33	Utility graffiti
	34	Utility graffiti
	35	Trench scarring, damaged kerb block, temporary traffic sign in good condition
	36	Damaged kerb block, temporary traffic sign in good condition
	37	Damaged kerb block, minor surface course scuffing
	38	Damaged kerb block
	39	Damaged kerb block
	40	Trench scarring, temporary traffic sign in good condition
	41	Damaged kerb block, inspection covers x2, minor surface course scuffing
	42	Damaged kerb block
	43	Trench scarring, damaged kerb block, surface course fracturing
	44	Trench scarring, lighting column, give way sign in good condition
	45	Trench scarring, damaged kerb block, utility graffiti
	46	Utility graffiti
	47	Utility graffiti, inspection cover
	48	Inspection cover x5
	49	Inspection cover x3, lighting column, utility pole
	50	Damaged kerb block, surface course fracturing around inspection cover
	51	Damaged/misaligned kerb block
	52	Trench scarring, temporary bus stop
	53	Utility marker
	54	Utility marker, historic marker
	55	Utility graffiti
	56	Utility graffiti
	57	Utility graffiti
	58	Trench scarring, inspection cover
	59	Inspection cover, utility graffiti
	60	Trench scarring around inspection cover
	61	Damaged utility cabinet
	62	Damaged kerb block, surface course cracking, large inspection cover
	63	Damaged kerb block, surface course cracking, large inspection cover, litter, faded white lining
	64	Large inspection cover, pipework running down wall
	65	Large inspection cover, pipework running down wall
	66	Inspection cover x2, pipework running down wall
	67	Inspection cover, wooden stairs/deck, pipework running down wall
	68	Inspection cover, wooden stairs/deck
	69	Trench scarring, utility graffiti

Area of Survey	Photo Ref.	Defect / Comment
	70	Trench scarring, surface course cracking, inspection cover
	71	Trench scarring, surface course cracking, inspection cover, utility graffiti
	72	Utility graffiti
	73	Inspection cover x2
	74	Inspection cover x2, utility pole
	75	Inspection cover x2, utility pole
	76	Inspection cover x2
	77	Trench scarring, utility graffiti
	78	Inspection cover, trench scarring
	79	Inspection cover
	80	Inspection cover
	81	Trench scarring, inspection cover
	82	Utility graffiti
	83	Inspection cover
	84	Inspection cover x2
	85	Inspection cover x2, pipework running down wall
	86	Lighting column, utility graffiti
	87	Gully, inspection cover
	89	Inspection cover
	90	Inspection cover
	91	Inspection cover
	92	Inspection cover
	93	Inspection cover
	94	Inspection cover x2
	95	Inspection cover in verge
	96	Inspection cover in verge
	97	Inspection cover x4
	98	Inspection cover
	99	Inspection cover x3 (2x in verge), lighting column
	100	Planter, bench, community book swap cabinet, utility pole, private sign
	101	Desire line in verge
	102	Historic flagged footpath
	103	Historic flagged footpath
	104	Historic flagged footpath
	105	Road narrows traffic sign in good condition, grit bin
	107	Planter
	108	Planter
	109	Planter
	110	Planter
	111	Utility pole
	112	Grass worn away from verge

Area of Survey	Photo Ref.	Defect / Comment
	113	Grass worn away from verge
	114	Grass worn away from verge
	115	Damaged kerb block,
	116	Historic flagged footpath
	117	Historic flagged footpath
	118	Tree in verge
Carriageway	119	Utility pole
	120	Lighting column, stone steps protruding into carriageway
	121	Inspection cover
	122	Inspection cover
	123	Cracked stone steps protruding into carriageway
	124	Stone steps protruding into carriageway, house number missing from gate
	125	Lighting column, inspection cover, cracked stone steps protruding into carriageway
	126	Grit bin, inspection cover
	127	Inspection cover x2
	128	Inspection cover
	129	Minor surface course scuffing
	130	Inspection cover
	131	Inspection cover x4
	132	Surface course fracturing/cracking, loose chippings
	133	Surface course fracturing/cracking, loose chippings
	134	Trench scarring, surface course fracturing
	135	Trench scarring, surface course fracturing, inspection cover
	136	Trench scarring, access to Northorpe Hall & Barn, loose chippings
	137	Trench scarring, access to Northorpe Hall & Barn, loose chippings
	138	Inspection cover
	139	Inspection cover
	140	Inspection cover
	141	Inspection cover
	142	Give way markings in good condition
	143	Inspection cover, give way markings in good condition
	144	Inspection cover, give way markings in good condition
	145	Give way markings in good condition
	146	Give way markings in good condition
	147	Give way markings in good condition
	148	Inspection cover x2
149	Inspection cover, H-bar marking in good condition	
150	Inspection cover x3	
151	Inspection cover, centreline markings in good condition	
152	Centreline markings in good condition	

Area of Survey	Photo Ref.	Defect / Comment
	153	Centreline markings in good condition
	154	Centreline markings in good condition
	155	Centreline markings in good condition
	156	Inspection cover x3, give way markings in good condition
	157	Give way markings in good condition
	158	Bus stop markings faded/cut off by recent resurfacing, centreline markings in good condition
	159	Bus stop markings faded/cut off by recent resurfacing, centreline markings in good condition
	160	Inspection cover x5, centreline/slow markings in good condition
	161	Inspection cover x3, centreline/give way markings in good condition
	162	Centreline/give way markings in good condition
	163	Centreline markings in good condition
	164	Give way markings in good condition

2.1.2 Drainage

	Photo Ref.	Defect / Comment
Gullies	G1	No visible blockage
	G2	No visible blockage
	G3	No visible blockage
	G4	No visible blockage
	G5	Visibly blocked with debris and sediment
	G6	Visibly partially blocked with litter and sediment
	G7	No visible blockage
	G8	No visible blockage
	G9	No visible blockage
	G10	No visible blockage
	G11	No visible blockage

2.2 CONCLUSION

2.2.1 Summary

- 2.2.2 The Kirklees Council representative present at the survey advised that large sections of the carriageway had recently been resurfaced prior to the survey, so it was evident the extent of Northorpe Lane / section of Shillbank Lane access is mostly in very good condition.
- 2.2.3 The main minor defects are located around manholes, chambers, and gullies. There is a small amount of trench scarring in the footway and carriageway. The majority of the kerbs and channels are in good condition, except for a few instances of cracking/damage.
- 2.2.4 The road markings and signage along Northorpe Lane are in very good condition.
- 2.2.5 The drainage for the surveyed road is in reasonable condition, with only two instances of visible blockages due to litter and sediment across the cover.

3 APPENDICES

[Appendix A - Outline Plan Route](#)

[Appendix B - Indicative Location of Photographs](#)

[Appendix C - All site photographs](#)

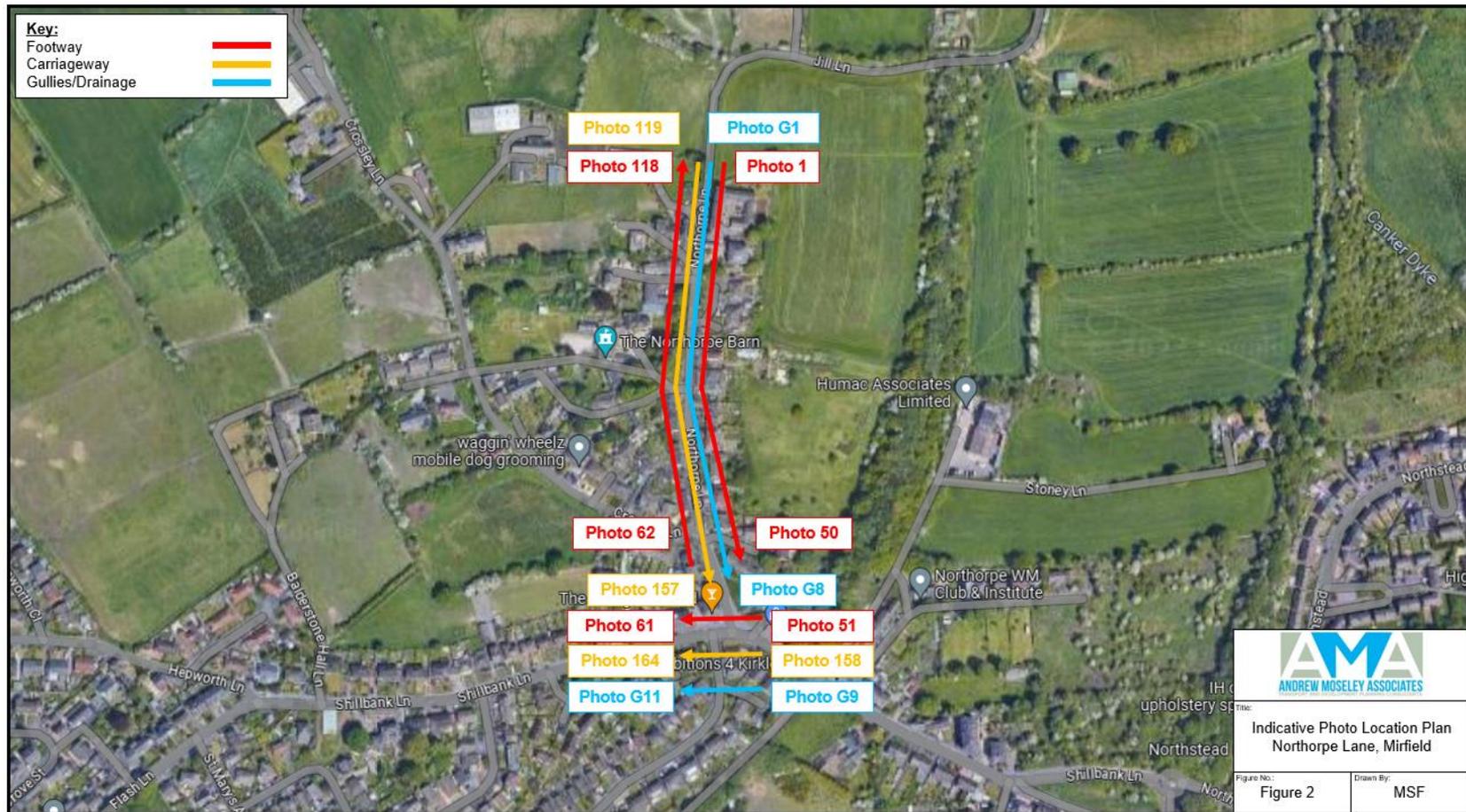
Appendix A

OUTLINE PLAN ROUTE



Appendix B

INDICATIVE SITE PHOTOGRAPH LOCATIONS





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