
Copeland area Planning Department, Cumberland Council

For the attention of Christie M Burns

Date: 15 May 2023

Your reference: 4/23/2086/0B1

Dear Christie M Burns

CONSULTATION ON PLANNING APPLICATION

Appn: 4/23/2086/0B1
Site Address: LAND TO THE SOUTH OF SOUTHRIGG, NETHERTOWN ROAD, ST BEES
Proposal: VARIATION OF CONDITIONS 2, 3, 4, 5, 6, 7, 8, 9 AND 11 OF PLANNING APPLICATION 4/21/2369/0R1 (RESERVED MATTERS FOLLOWING OUTLINE APPROVAL 4/20/2491/0O1 FOR RESIDENTIAL DEVELOPMENT)

Thank you for your consultation on the above Planning Application.

Cumberland Council as the Local Highway Authority (LHA) and Lead Local Flood Authority (LLFA) can confirm as follows:

Condition 2 -

No comment on the variation of Condition 2.

Condition 3 -

The proposed variation of condition 3 and supporting information is not acceptable as all of the points raised in the Construction Traffic Management Plan have not been met, please see the previous condition below including the points that need included in the new condition.

Development shall not commence until a Construction Traffic Management Plan has been submitted to and approved in writing by the local planning authority. The CTMP shall include details of:

- pre-construction road condition established by a detailed survey for accommodation works within the highways boundary conducted with a Highway Authority representative; with all post repairs carried out to the satisfaction of the Local Highway Authority at the applicants expense;***
- details of proposed crossings of the highway verge;***

- *retained areas for vehicle parking, manoeuvring, loading and unloading for their specific purpose during the development;*
- *cleaning of site entrances and the adjacent public highway;*
- *details of proposed wheel washing facilities;*
- *the sheeting of all HGVs taking spoil to/from the site to prevent spillage or deposit of any materials on the highway;*
- *construction vehicle routing;*
- *the management of junctions to and crossings of the public highway and other public rights of way/footway;*
- *Details of any proposed temporary access points (vehicular / pedestrian)*
- *surface water management details during the construction phase*

Reason:

To ensure the undertaking of the development does not adversely impact upon the fabric or operation of the local highway network and in the interests of highway and pedestrian safety. To support Local Transport Plan Policies: WS3, LD4

Condition 4 -

No objection to the variation of condition 4.

Condition 5 -

No objection to the variation of condition 5.

Condition 6 -

No comment on the variation of condition 6.

Condition 7 -

No comment on the variation of condition 7.

Condition 8 -

No comment on the variation of Condition 8.

Condition 9 -

No objection to the variation of condition 9.

Condition 11 -



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No Comment of the variation of condition 11.

Yours sincerely

Paul Telford
Development Management Officer