



Flood & Development Management
Parkhouse Building
Carlisle
CA6 4SJ

cumberland.gov.uk

Copeland area Planning Department, Cumberland Council

For the attention of Christie M Burns

Date: 29 April 2026

Your reference: 4/26/2075/0F1

Dear Christie M Burns

CONSULTATION ON PLANNING APPLICATION

Appn: 4/26/2075/0F1
Site Address: LAND ADJACENT TO SMITHFIELD ROAD, EGREMONT
Proposal: RETROSPECTIVE PLANNING PERMISSION FOR ERECTION OF A FIVE BEDROOMED DETACHED DWELLING FOLLOWING PLANNING APPROVAL 4/15/2441/0F1

Thank you for your consultation on the above Planning Application.

The Local Highway Authority (LHA) and Lead Local Flood Authority (LLFA) have reviewed the retrospective application and can confirm as follows:

Swept paths and visibility splays (VS) shown on plan (DS/WD/P/1/24 REV G) are acceptable, We are content that the VS distance has been reduced to 43m due to the speed limit being 30mph and vehicles travel at speeds lower than that. We would expect all walls to be 1.05m or below within the VS to which the plan has demonstrated, unfortunately this isn't the case on site as the wall heights are all above 1.05 metres. The LHA require the home owner to reduce the walls heights within the VS to what has been stated on plan (DS/WD/P/1/24 REV G) before an approval response can be issued.

Yours sincerely

June Farquharson
Assistant Development Management Officer