Highway Development Control Consultation Response

Planning Application Ref: PL/2023/04913

Site Address: 34 Breakspear Drive, Corsham, SN13 9NE.

Proposal: Single storey front extension.

Date of Consultation Response: 12/07/2023

I refer to the above application dated 19/06/2023 seeking permission for a single storey front extension.

The site is located on a cul-de-sac section of Breakspear Drive, an unclassified section of public highway subject to a speed limit of 30mph.

The access with the public highway is to remain unaltered by the proposals.

The proposals seek to erect an extension at ground floor level which will allow a rearrangement of the ground floor living space to incorporate a home office. The extension would also lengthen the existing garage on the front and reduce the parking area. I would consider that the extension will remove some hardstanding to the front, the plans appear to show a minimum of 6m at the shortest side of the frontage, however it is unclear on the site location plan where the highway boundary lies and I would wish to see that at least one vehicle can be accommodated within the site curtilage as a minimum, in addition to the existing garage space which I have considered as the second space within the site for the purpose of assessing the minimum requirements for parking relating to the existing bedroom quantum.

Until a plan showing the proposals in relation to the site curtilage and highway boundary has been submitted to support the application and demonstrate the minimum parking requirements for 2 vehicles (including the garage space) I am unable to make a recommendation with regard to highways. If this plan demonstrates a minimum of two spaces wholly within the site curtilage then I would not wish to object to the proposals.

If you have any queries regarding the above advice, please contact:
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