

From: Matthew Sicolo
Sent: 25 June 2026 12:24
To: Thomas, Andrew
Subject: Re: PL/2026/02793 Rose and Crown

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Good morning Andrew,

We have received the following proposal from the applicant regarding management of the proposed access gate:

The applicant and prospective tenant have proposed to open the barriers at peak times 0730-0830 and 1500-1600.

This will allow free passage into the car park at peak arrival times.

Outside of these hours access to the car park will be controlled by a fob entry system.

In event of an unplanned barrier system failure, there is a manual override to open/close the barriers if this event were to occur.

The car park is intended to be used solely by the patrons of the nursery for the purpose of dropping off and picking up young children.

As you will appreciate, young children can be unpredictable and they are unaware of the dangers posed by moving vehicles.

It is felt that restricting use to those connected to the nursery is essential to ensuring the safety of the young people attending

As per the planning application a live travel document is in place, and this will be reviewed on an annual basis. This will ensure there is flexibility in the above suggested hours of operation for the entrance gate, to ensure the safe use of the site.

This review process has lead to the changes we are asking for to be considered in this application.

Please advise if this is sufficient to alleviate the highway officer concerns and please also advise whether you need anything else in order to determine the application.

Best

Matt Sicolo
Director B.A(Hons) M.Arch ARB

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