

ACCESS & WASTE BINS: SUNVALE, BEDFORD ROAD, HOLWELL, HITCHIN, HERTS. SG5 3RX.

A swept path analysis has been provided by Roberts Highway Consultants and is attached to this application. This shows that it is suitable for refuse vehicles, emergency vehicles, delivery vehicles and cars to enter, manoeuvre and exit in a forward gear.

A site layout drawing is also attached to this application which also shows the recommended provisions for parking and the wheelie bins.

NHDC provides 1 x 240 litres of capacity per bin for recycling and garden waste, and 1 x 180 litres of capacity for rubbish per dwelling. Waste and recycling collections will be completed on an alternate weekly basis, as stated in their waste and recycling operational policy document.

Following the Government's commitments outlined in a new Resources and Waste Strategy, developers must provide additional space for container storage to meet future requirements for separated recyclables such as food waste and glass. The space provided upon the drawing is adequate for any future requirement.

Although the provision has been met the Council's recommendation for size and numbers, contractors will only collect refuse containers from a point immediately adjacent to a public highway where the collection vehicle can safely pause while loading. This is the current situation for all of the nearby dwellings in this area – The refuse vehicle does not enter any private road to the adjacent properties.

If the proposed road is to be adopted as a public highway then access for vehicles will be straightforward, provided that there is adequate turning space. Refuse collection vehicles should be able to turn safely even when the highway turning area is being misused for the parking of residents' or visitors' cars. This may involve a vehicle turning area of more than minimum dimensions.

The Council's contractors will not enter a private road or a road that is not adopted by NHDC unless a prior legal agreement has been entered into which indemnifies the Council against structural or other damage from maneuvering the large and usually heavy laden vehicle (typically 32 tonnes GVW).

Due to the size and length of the drive it is not viable for this access road to be adopted. Residents will therefore be required to pull their bins out to the edge of the adopted highway (Bedford Road) for the purpose of collections unless the legal agreement is in place.

A refuse storage area serving the dwellings has been included upon the application drawings, with a separate and safe bin collection point allocated for use on collection days next to the nearest public highway. Collection points should not be more than 10 metres from a suitable stopping place for the refuse collection vehicle. This is shown at the site entrance and will only be used on collection days.

Any individual bin storage points should not be more than 25 metres from the collection point where possible. The proposed dwelling would require residents to pull their wheeled bins over 100 meters to the edge of the adopted highway which is not acceptable if an agreement is not in place.

It needs to be stated that the refuse vehicle does not enter the private road for the adjacent properties. One other property (Hawthorns) which is equal distance from the road as our proposal takes the refuse bin to the roadside on collection days. It should therefore be deemed that this property should be allowed the lenience which was granted for that one. The refuse policies have not changed since that property was constructed.