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Response to Planning application from Hertfordshire County Council (T and CP GDP Order 2015)

Director of Planning

North Hertfordshire Council
Council Offices
Gernon Road
Letchworth Garden City
Hertfordshire
SG6 3JF

District ref: 25/01919/FPH
HCC ref: NH/26095/2025
HCC received: 23 September 2025
Area manager: Manjinder Sehmi
Case officer: Paul Marshall

Location

40 The Leas, Baldock, Hertfordshire, SG7 6HZ

Application type

Full Application

Proposal

AMENDED PROPOSAL

Full Permission Householder : Part single storey, part two storey rear extension and single storey side extension following demolition of existing rear conservatory. Provision of vehicular access to property via dropped kerb and vehicle crossover

Recommendation

Notice is given under article 22 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 that Hertfordshire County Council as Highway Authority recommends that permission be refused for the following reasons:

There is insufficient information supplied with this application to enable the Highway Authority to reach a recommendation. In the absence of the necessary information, the Highway Authority recommends refusal due to doubt over possible implications for highway safety and convenience.

DISCUSSION

Drawing Ref: 025061/11 Rev B currently depicts two vehicles parked in parallel. The applicant is required to provide a swept path analysis to demonstrate how a vehicle can successfully manoeuvre into a parking space within the red line boundary, particularly when another vehicle is already parked in position.

Additionally, there must be a full kerb length maintained between the existing dropped kerb and the proposed new dropped kerb.

CONCLUSION

In conclusion the Highway Authority is unable to extend the grant of planning permission until the information discussed above is provided

Signed

Paul Marshall

6 October 2025