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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: 26/00281/DOC
HCC ref: NH/28186/2026
HCC received: 27 May 2026
Area manager: Manjinder Sehmi
Case officer: Senober Khan

Location

Land To The East Of Talbot Way And Kristiansand Way And Flint Road Allotments , Flint Road,
Letchworth Garden City, SG6 1TY

Application type

Discharge of Condition

Proposal

AMENDED PROPOSAL

Details of Condition : Details reserved by Condition 12 (Construction Traffic Management Plan) of outline planning permission reference 21/00504/OP granted on 03.04.2025.

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:

In view of the comments, the HA objects to the discharge of Condition 12 at this stage until the applicant has satisfactorily addressed the comments set out above.

Highways comments:

The Highway Authority (HA) has reviewed the submitted amended Construction Traffic Management Plan (CTMP) pursuant to Condition 12 of outline planning permission ref. 21/00504/OP (granted 03.04.2025) and provides the following comments:

Section 2.2 – Site Access

No works shall commence utilising the existing access. Works must not begin until the relevant Section 278 agreement and/or highway licence has been secured and approved.

Section 4.3 – Construction Vehicle Details

Clarification is required regarding the largest vehicle anticipated to serve the development. A detailed breakdown of expected vehicle movements (by vehicle type and frequency) should be provided.

Section 4.7 – Vehicle Dimensions

Confirmation is required of the maximum vehicle length associated with the construction phase.

Section 4.12 – Routing Strategy

All construction traffic, including vehicles under 7.5 tonnes, shall adhere to the approved haulage route via Flint Road, Blackhorse Lane and Green Lane, to minimise impacts on the wider highway network.

The haulage route plan should be amended to include all relevant road names, including:

- Works Road
- Avenue One
- B656 Baldock Road

Section 4.13 – Workforce Parking

No on-site staff parking shall take place on the public highway at any time.

Section 4.6 – Site Access and Hoarding

No hoarding or structures shall be erected on the public highway.

Section 5.3 – Parking of Construction Vehicles

Construction vehicles must not park on the public highway.

Section 5.4 – Queuing of Vehicles

Construction vehicles shall not queue on the public highway awaiting access to the site.

Section 5.32 – Tree Protection

Tree protection fencing must not be installed within the public highway.

Section 5.8 – Public Rights of Way

The developer is required to liaise with Hertfordshire County Council's Rights of Way Team to discuss any proposed works affecting the Public Right of Way.

Section 5.9 – Visitor Parking

Visitor parking must be accommodated within the site. No visitor parking shall take place on the public highway.

Recommendation:

In view of the above comments, the HA objects to the discharge of Condition 12 at this stage until the applicant has satisfactorily addressed the comments set out above.

Signed

Senober Khan

17 June 2026