DERBYSHIRE County Council

Response provided under the delegated authority of the Executive Director for Place

Planning Manager
Amber Valley Borough Council
PO Box 15, Town Hall, Market Place
RIPLEY
Derbyshire
DE5 3XE

Highway Officer: Gemma Statham
Our ref: AVBC/2025/014924
Your ref: AVA/2025/0795
Date: 25 November 2025

Dear Laura Anthony

TOWN AND COUNTRY PLANNING ACT 1990
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015
ARTICLE 18 CONSULTATION WITH HIGHWAY AUTHORITY

PROPOSAL: Replacement residential dwelling.

LOCATION: 32 Heanor Road Codnor Ripley Derbyshire DE5 9SH

Derbyshire County Council, the Highway Authority acting in its role as Statutory Consultee has undertaken a full assessment of this planning application. Based on the appraisal of the development proposals the Highways Development Management Manager on behalf of the County Council, under Article 18 of the Town and Country Planning (Development Management Procedure) (England) Order, 2015.

The Highway Authority has considered the above mentioned planning application for the construction of a replacement dwelling and comments as follows.

The are no highway objections to the replacement dwelling the following conditions should be included on any consent granted.

The Development hereby approved shall not be occupied until the access, parking and turning facilities have been provided as shown on drawing 030.102.C.
Reason: To ensure conformity with submitted details.

The following informative note should also be attached to any consent granted.

Access to the site is via a public right of way and the applicant's attention is drawn to the restrictions imposed by Section 34 of The Road Traffic Act, 1988, regarding the driving of motor vehicles over public footpaths/bridleways.

If you require any additional information please contact me.

Yours sincerely,

Gemma Statham
Transport Development Management

Date Received	Case Officer	Reviewer	Date Issued
14 November 2025	**Gemma Statham**		**25 November 2025**