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/2025/015091/R1
Your ref: AVA/2025/0817
Date: 21 January 2026

Dear Rebecca Smith

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

PROPOSAL: Construction of a new agricultural outbuilding to serve as a workshop and vehicular store (may affect the character and appearance of the Conservation Area)

LOCATION: Pennock Hiron Farm Cemetery Road Belper Derbyshire DE56 1EJ

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 have considered the amended details and comments as follows.

The visibility sightlines have not been shown correctly and will need to be amended, it is considered that once shown correctly will have an impact and the proposed building.

Visibility sightlines are measured from the carriageway edge, not 1m into the carriageway, from 2.4m into the site, at 90^0 to the carriageway and not an acute angle as shown on the amended details.

Please hold the application in abeyance until the above has been demonstrated along with any changes to the location of the proposed building.

Yours sincerely,

Gemma Statham
Transport Development Management

Date Received	Case Officer	Reviewer	Date Issued
9 January 2026	**Gemma Statham**		**21 January 2026**