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/2026/016652/R1
Your ref: AVA/2026/0172
Date: 11 May 2026

Dear Katja Graham

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

PROPOSAL: Two storey extension to the side of the existing property, to form covered porch on the ground floor, together with the formation of two bedrooms and an ensuite on the first floor, alterations to a window opening on the front elevation to serve the dressing room.

LOCATION: THE CROFT
CHURCH LANE
KIRK LANGLEY
ASHBOURNE
DE6 4NG

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 has no objection subject to conditions.

Background

This planning application extensions and alterations to the existing property. The highway authority requested details relating to the parking available within the site in its response dated 14/4/26.

Site Access

The proposal does not propose to alter the existing access layout onto Church Lane, and the access has now been shown within the red line boundary of the application site.

Internal Layout

The amended details show that 3 car parking spaces are available within the site.

The applicant has not shown cycle parking or electric vehicle charging facilities, but such details can be secured by planning condition.

Conclusion

Having regard to the above, the highway authority would have no objection to this planning application subject to the following recommended planning conditions and informatives being attached to the decision notice if planning permission is granted.

Planning Conditions

1. No part of the development hereby permitted shall be brought into use until the site access and driveway/parking/turning areas are provided in accordance with the scheme illustrated on the approved site plan 2026-03-19-02. The driveway/parking/turning areas shall not be used for any purpose other than parking/turning/loading/unloading of vehicles and shall be maintained for the life of the development.
   REASON: In the interest of highway safety.
2. No part of the development hereby permitted shall be brought into use until provision has been made within the application site for secure, covered cycle parking, secure cycle equipment storage, and electric vehicle charging facilities in accordance with details to be first submitted to and approved in writing by the Local Planning Authority. The approved facilities shall not thereafter be used for any other purpose and shall be maintained for the life of the development.
   REASON: In the interest of highway safety and furthering travel by sustainable modes.

Yours sincerely,

Gemma Statham
Transport Development Management

Date Received	Case Officer	Reviewer	Date Issued
16 April 2026	Gemma Statham		11 May 2026