

Planning Services Manager
South Derbyshire District Council
Civic Offices
SWADLINCOTE
Derbyshire
DE11 0AH

Highway Officer: Paul Bigg
Our ref: SDDC/2026/016872
Your ref: DMPA/2026/0321
Date: 14 April 2026

Dear Sirs,

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

**PROPOSAL: Demolition of existing buildings and erection of infill dwelling
with integral garage**

**LOCATION: Eastfield Farm, Acresford Road, Netherseal, Swadlincote, DE12
8DF**

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 objections to the application subject to conditions being imposed should approval be granted.

The submitted Planning Statement that the access works approved under the previous applications (Ref: DMPA/2024/0504 and DMPA/2024/1240) would be acceptable to serve the proposed development. Whilst this is considered to be appropriate a planning condition should be imposed to this effect.

In addition it is considered that appropriate parking arrangements are provided for the proposed dwelling.

Taking the above into account the Local Highway Authority concludes that there would not be an unacceptable impact on highway safety and there are no justifiable grounds on which an objection could be maintained.

Conditions

1. The Development hereby approved shall not be occupied until the access works approved under planning application ref: DMPA/2024/1240 have been constructed.

Reason: In the interests of highway safety.

Yours sincerely,

Paul Bigg
Transport Development Management