

5. **LRB 554** – Notice of Review Against Refusal Full Planning Permission for Change of Use and Extension from Business (Class 4) to Dwellinghouse (Class 9) at Muirskie Grange, Durris, Banchory, AB31 6EB – Reference: APP/2021/2863.

(v) Roads Service Comments on Requirement for a Swept Path Analysis.

RE: LRB 554 - Notice of Review - APP/2021/2863 - Consultation with Roads Service

05 October 2022
22:25

Subject	RE: LRB 554 - Notice of Review - APP/2021/2863 - Consultation with Roads Service
From	Michael Neave
To	Local Review Body Submissions
Sent	30 September 2022 10:02

Good Morning

Further to your recent correspondence relating to the above, please find the below response.

As noted in the response from the applicant/agent Roads Development did not object to the proposal APP/2018/2093, this was due to the fact there were two existing spaces which were being retained as part of the change of use and there was no increased requirement needed from a parking standards perspective. The current proposals for parking are a carport space and the use of a single garage (dimensions unknown).

Swept path analysis provides modelling on how a vehicle would access and egress proposed spaces and it is perfectly appropriate in this situation for this to be provided to support if a proposal is feasible. Furthermore, the proposal amends the internal layout of the curtilage within this shared space and as such a swept path analysis should be provided for turning also to ensure there is sufficient turning provision for all users. This is in the interest of Road Safety and to ensure that access and egress from this location can be carried out in a forward gear.

Roads Development is still of the opinion that insufficient information has been provided for consideration in support of this Full Planning Permission, this will continue to be the case.

Hope the above is of some assistance.

Kind Regards
Mike

On Behalf of Roads Development
Michael Neave
Roads Engineer (Kincardine & Mearns)

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From: Frances Brown <frances.brown@aberdeenshire.gov.uk> **On Behalf Of** Local Review Body Submissions
Sent: 21 September 2022 09:50
To: Roads Development South <roadsdevelopmentsouth@aberdeenshire.gov.uk>
Cc: James Wheater <James.Wheater@aberdeenshire.gov.uk>
Subject: LRB 554 - Notice of Review - APP/2021/2863 - Consultation with Roads Service

Good morning Roads,

With regards to the above review, the Local Review Body deferred consideration of this review to allow them to follow further procedure, seeking additional information from the applicant.

I have attached an extract from the Minute to allow you to consider the discussion that took place and ask you to comment on the response received from the Applicant/Agent on the request I made for a Swept Path Analysis.

The Local Review Body have requested that, but you will see the agent has responded to say that it is not possible to provide a Swept Path Analysis.

We were asked to provide that to the Roads Service for comment so it would be helpful if you could provide a response to us on the Services Response to the LRB request and the applicant/agent's response.

I note you had objected to the proposed development on the grounds of insufficient information and it would be helpful if you could confirm if you still have an outstanding objection considering the information attached.

An early response would be greatly appreciated.

Kind regards

Frances

Frances Brown / Senior Committee Officer
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