

Additional Highway Conditions proposed for 21/0154/FUL Land adj No.
30 Dixon Street Barrowford.

10. No part of the development hereby approved shall commence until a scheme for the construction of the site access and the off-site works of highway improvement has been submitted to, and approved by, the Local Planning Authority. The scheme shall thereafter be completed in accordance with the approved details.

Reason: In order to satisfy the Local Planning Authority that the final details of the highway scheme/works are acceptable before work commences on site.

11. Before the development hereby permitted becomes operative, the existing boundary to the east and west of the site shall be reduced to and be permanently maintained henceforth at a height not greater than 900mm above the crown level of the adjacent carriageway/Public Footpath, and shall include any new, internal boundaries in the front section of the site, in accordance with the approved plan, before the first occupation of any dwelling.

Reason: To ensure adequate visibility for the drivers of vehicles entering and leaving the site.

12. Electric vehicle charging points to be provided in accordance with a scheme to be approved by the Local Planning Authority and the vehicle charging points to be provided in accordance with the approved plan, prior to first occupation of any residential unit.

Reason: To ensure that the development provides sustainable transport options.