



Community and Enterprise Resources
Executive Director **David Booth**
Roads and Transportation Services – Transportation Engineering

To:	Planning	Planning Application No:	P/21/1210
From:	Development Management Roads and Transportation Services	Case Officer:	Gail Neely
		Contact:	Fraser Jack
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		Date:	4 April 2022

Subject: OBSERVATIONS ON PLANNING APPLICATION P/21/1210

Location: Land 475M Southeast Of Cobblehaugh Farm Cottage Cobblehaugh Road Lanark South Lanarkshire

I refer to the application dated 26th July 2021, received in this office on 8th September 2021, This application is for the erection of agricultural worker's dwelling house (permission in principle)

This application is to take its proposed access from the public road Cobblehaugh Road, Lanark which is a 3.2m wide road in an unlit rural location and subject to a 40mph speed limit.

Parking to be as per the National Roads Development Guide.

2 or 3 bedrooms requires 2 car parking spaces.
4 bedrooms or more requires 3 car parking spaces.

Parking to be in modules of 3m x 6m. A garage space can count towards parking provision should the internal dimensions be 3m x 7m.

This application will require the applicant to install intervisible passing places along Cobblehaugh Road from the junction with the A70 to the site. Passing place locations submitted on drawing L(--)019(C) are acceptable. We would recommend that the passing places be conditioned should Planning be minded to grant planning permission. We would also recommend that the applicant check the extent of the adopted verge or that they have control of the land to construct the required passing places

This Service would offer no objections to this application subject to conditions.

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