



Community and Enterprise Resources
Executive Director **Michael McGlynn**
Roads and Transportation Services – Transportation Engineering

To: Planning	Planning Application No: P/20/0469
From: Development Management Roads and Transportation Services	Case Officer: Morag Neill Contact: Mark Kirk Phone Ext: Date: 12 August 2020

Subject: OBSERVATIONS ON PLANNING APPLICATION P/20/0469

Location: Land at 15 Dunedin Drive East Kilbride

I refer to the above planning consultation response and our previous comments dated 22nd July 2020.

Thank you for sending over the updated site plan (drawing TL.08 – L(0-05)).

This plan satisfactorily addresses the issues highlighted in our previous comments.

I can confirm that this service has no adverse comments and would have no objection to the proposed development subject to the following conditions:-

- That before the proposed dwelling house is completed or brought into use, a visibility splay of 2.0 metres by 35 metres, measured from the road channel shall be provided on both sides of the vehicular access and everything exceeding 0.9 metres in height above the road channel level shall be removed from the sight line areas and thereafter nothing exceeding 0.9 metres in height shall be planted, placed or erected within these sightlines.
- That before the proposed dwelling house is completed or brought into use, a dropped kerb access site shall be constructed in accordance with the specification and to the satisfaction of the Council as Planning and Roads Authority.
- That before the proposed dwelling house is completed or brought into use the surface of the driveway, shall be so trapped as to prevent any surface water from running onto the public road and thereafter shall be maintained to the satisfaction of the Council as Planning and Roads Authority.
- That before the proposed dwelling house is brought into use, the proposed driveway shall be constructed such that no less than the first 2.0 metres of the access within the property shall be surfaced or bound to prevent deleterious material being carried onto the public road and thereafter shall be maintained to the satisfaction of the Council as Planning and Roads Authority.
- That before the proposed dwelling house is completed or brought into use, 3No car parking spaces, as shown on the submitted plans, shall be laid out, constructed and thereafter maintained to the specification of the Council as Planning and Roads Authority.
- That before the proposed dwelling house is brought into use, the driveway shall be constructed such that the gradient does not exceed 1 in 12.
- That no gates or other obstructions shall be erected within the first 6.0 metres from the heel kerb line of the public footway.

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A final observation relates to the physical construction of the project. The applicant shall be responsible for ensuring that all material/equipment deliveries and contractor parking does not impede access for existing residents and/or disruption to access for regular services such as home delivery, bin collection and public transport services where appropriate.