“In addition, the new spaces are not detailed sufficiently. Additional length is needed where parking is up to a retaining wall (5.5m ideally here) so the dimensions and gradient should be specified. The applicant must also ensure that no surface water drains from the drive so a cut off drain and soakaway will be needed along with a bound porous surface. The grid specified would not be acceptable and does not prevent deleterious material being transferred to highway.

For the avoidance of doubt, Highways would accept a single additional space to the appropriate dimensions with suitable surfacing, drainage and pedestrian visibility (600mm). In planning terms, it is only necessary to replace the lost space. That said we would not be fully supportive due to the loss of rear access/cycle/bin storage. The objection could however be withdrawn.”

For me to support it they need to change the surfacing, demonstrate sufficient depth/length and widen the footway crossing. (grids do not prevent tyres transferring material to highway, the required depth is something over 5m min). They also need to show gradient and drainage, but some of this can be conditioned.