

Highway Response

Ref: 25/1059

Date: 19/12/25

PROPOSAL: PRIOR APPROVAL FOR DEMOLITION OF SINGLE STOREY STORE BUILDING (PURSUANT TO PRIOR NOTIFICATION REFERENCE 25/0857)

SITE: Hand Car Wash Somerton Park Garage Cromwell Road Newport South Wales

Case Officer: Ben Webster

Highway Officer: Kevin Jackson

Highway recommendation:

Holding objection.

Highway Comments:

Highways have no objection to the demolition per se, however the plans submitted are not considered appropriate and would be likely to impact highway safety.

A standard form has been submitted as a traffic management plan, however the relevant sections have not been completed, and it is effectively a blank form. None of its recommendations have been adopted.

The information requested by condition has not been provided.

There is sufficient space within the site to protect the public and facilitate safe movement of appropriate vehicles through the site. It appears however that a small section of the site is to be fenced and this would constrain movements of HGVs.

It also appears that the car wash exit is kept open, and presumably used to continue business? This does not align with the plans and is not anticipated to operate safely.

To garner highways' support the Plan must show in /out movements for HGVs without reversing or as a minimum demonstrate they can turn in an allocated space away from public vehicles. It must contain details of vehicles with reference to a programme. Details of banksmen and wheel wash will also be needed.

In summary the submission does not provide the detail required by the condition and appears to propose an unsafe methodology.