

Highway Response

Ref: 26/0450

Date: 03/07/26

PROPOSAL: RE-ENGINEERED DRIVEWAY INCLUDING NEW RETAINING WALL

SITE: 528 Caerleon Road Newport NP19 7LZ

Case Officer: Ben Webster

Highway Officer: Kevin Jackson

Highway recommendation:

No objection subject to conditions.

Highway Comments:

It is not clear from the pdfs what the exact depth of the drive is. We would therefore recommend a condition to ensure sufficient depth to avoid potential to hang over the footway causing obstruction/amenity issues.

We would also consider it appropriate and proportionate to condition the provision or passive provision of electric vehicle charging.

In summary there are no objections, subject to the following conditions.

Suggested conditions:

The development shall not be implemented until the surface water drainage of the site has been designed to prevent the discharge of water on to the highway. The drainage design shall be submitted to and approved in writing by the Council as Local Planning Authority.

Reason: To prevent unnecessary surface water from being deposited on to the highway thus causing a potential source of danger to other road users.

Before the access is used for vehicular purposes, that part of the access extending from the nearside edge of the highway boundary of Caerleon Rd for a minimum distance of 5 metres into the site shall be appropriately paved in a bound material such as tarmacadam, concrete, block pavements or other material approved in writing by the Council as Local Planning Authority.

Reason: To prevent loose surface material/debris from being carried on to the public highway thus causing a potential source of danger to other road users in the interests of road safety.

No gates or other means of obstruction shall be placed across the vehicular access formed as part of this development.

Reason: To permit vehicles to pull clear of the carriageway when entering the site in the interests of road safety.

A scheme for the provision of electric vehicle charging points, or passive provision, shall be submitted to and agreed in writing with the Local Planning Authority. The agreed scheme shall be provided prior to first occupation of each unit and retained as such thereafter.

Reason: To ensure that appropriate provision for current and future electric and electric/hybrid vehicles and encourage more sustainable means of transport.

Notwithstanding the details shown on the approved plans parking space of 5.25m minimum depth shall be provided within the curtilage of the dwelling.

Reason: To ensure adequate secondary off-street parking space is provided/maintained, without overhanging of the footway in order to maintain unimpeded visibility for all road users and to assist pedestrian safety.