

Highway Response

Ref: 26/0214

Date: 21/04/26

PROPOSAL: SINGLE STOREY FRONT EXTENSION, FIRST FLOOR SIDE EXTENSION AND LOFT CONVERSION INCLUDING REAR ROOF LIGHT

SITE: 6 Hazel Walk Caerleon Newport NP18 3SE

Case Officer: Emma Brinkworth

Highway Officer: Kevin Jackson

Highway recommendation:

Objection.

Highway Comments:

It is not clear if the existing garage is of sufficient size to be used as such. It is clearly not used as a garage, but we do not know if the front elevation is lawful.

It appears however that there is a loss of a garage which would be contrary to policy. Furthermore there is a loss of parking on the drive. (Based on Google mapping) the shortening of the drive would result in the loss of parking. To meet design requirements and avoid over-hanging on footway the drive should be 5.5m long (Appendix 2 Parking SPG). The extension would result in a drive substantially less than 5m and unsuitable for parking.

Access is maintained to the side and therefore bin and cycle storage could be provided at the rear.

In conclusion Highways would object on grounds of parking policy and resultant highway obstruction / safety issues.