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Response to Planning application from Hertfordshire County Council (T and CP GDP Order 2015)

Chief Planning Officer

Welwyn Hatfield Borough Council
The Council Office
The Campus
Welwyn Garden City
AL8 6AE

District ref: 6/2017/1662/ADV
HCC ref: WH/245/2017
HCC received: 10/10/2017
Area manager: Manjinder Sehmi
Case officer: Anthony Collier

Location

Land behind and adjacent to 17 - 17A Station Road
Cuffley
Potters Bar
EN6 4HX

Application type

Advertisement Consent

Proposal

Retention of 8 x 2 m tall non-illuminated freestanding banner advertisements

Decision

Notice is given under article 18 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 that the Hertfordshire County Council as Highway Authority does not wish to restrict the grant of permission.

The applicants site 17 - 17A is situated on Station Road, a secondary distributor road serving shop frontages and residential use. the footway adjacent to the property is called as a medium pedestrian traffic footway. whilst there have been several accidents reported in the previous five years within the high street, none appear to be related to the sites access or activities.

The proposed 'flags' are situated on ground not classified as having highway rights upon it. the footway is clearly delineated at the site and demonstrates where highway rights apply.

If at any point the moveable signs are placed within the public highway, they would constitute as structures within the highway and contravene the Highways act section 143 which would give the highway authority the authority to remove any structure.

The advertisement would represent an increase in signage as advised against in manual for streets, however due to the location on private land, a refusal from the highway authority would not be tenable as stated in Section 166 of the highways act relating to forecourts.

Signed

Date 23/10/2017