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From: alan.story@hertfordshire.gov.uk
Sent: 22 July 2019 11:13
To: Planning
Subject: Planning application 6/2019/1533/FULL - Stanborough School

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

District ref: 6/2019/1533/FULL

HCC ref: WH/175/2019

HCC received: 02/07/2019

Area manager: Nick Gough

Case officer: Alan Story

Location

Stanborough School
Lemsford Lane
Welwyn Garden City
AL8 6YR

Application type

Full application

Proposal

Temporary provision of 3 classroom block; additional car and cycle parking spaces; regularisation of existing parking arrangements

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.

HCC as Highway Authority recommends inclusion of the following Advisory Note (AN) to ensure that any works within the highway are carried out in accordance with the provisions of the Highway Act 1980.

AN1) In respect of Abnormal Loads the applicant is directed to ensure that operators conform to the provisions of The Road Vehicles (Authorisation of Special Types) (General) Order 2003 Schedule 5 of Schedule 9, part 1 in ensuring that the Highway Authority is provided with notice of such movements, and that appropriate indemnity is offered to the Highway Authority. Further information is available via the website www.gov.uk/government/publications/abnormal-load-movements-application-and-notification-forms or by telephoning 0300 1234047.

Comments:

Stanborough School is a Secondary education school with academy status, specialist in maths and computing located , situated on Lemsford Lane, a local distributor road, and adjacent to Stanborough Road, a main distributor road. The school is understood to be a 6.3 year entry Secondary school with capacity for

1323 pupils. The Highway Authority has provided consultee response and recommendations in connection for a separate application at this site which serves to increase the school to a total of 7 Form Entry (District Reference 6/2019/0585/FULL - Erection of new teaching block, replacement tarmac play areas and additional parking provision) to which my comments 03/04/2019 refer. At such time the HA were satisfied that subject to improvements to bus stops locally and securing a School Travel Plan.

The current development serves to gain consent for the temporary structures required to accommodate the increased school role during the period of time necessary to implement the above consent. The proposals also serve to formalise the use of the netball pitches on site that have, without consent, become used for parking (staff / visitors) representing 54 spaces. Such provision is in addition to the 35 spaces created under the above consent.

Parking

At the time of providing comments to the main application the Highway Authority observed that there were 138 spaces on site (not including the parking proposed as part of the expansion application), and observed that 52 of the parking spaces (existing) are provided through the use of area defined as netball courts and that the HA have no information on whether the LPA has approved the shared use of such spaces as parking. It appears that this current application responds to that observation. An additional 18 spaces are provided through an extension to this level.

There is evidence that the parking area on the site of the netball courts is approaching full subscription (Transport Assessment prepared by Pell Frischmann (RQ70071T006-A), May 2016 in support of 6/2019/0585/FULL), in the event that the application is unsuccessful, such parking would result on the highway. The Highway Authority has already recommended that the school works towards developing a School Travel Plan. Such strategies include promoting sustainable travel modes for staff, as well as pupils.

The area of car parking is shown as appropriately laid out – it is accepted that the former netball area is not marked with bays, but such matters would not, fundamentally, affect the use of this area.

The District Plan standards define that schools shall provide 1 space per 100 pupils, plus 1 space per 8 pupils over 17 years of age and 1 space per 20 pupils under the age of 17. On the basis of the previous consent, the school has a maximum occupancy of 1470 students, a minimum of 1200 pupils shall be beneath the age of 17. On such a basis, and application of standards – there shall be a requirement for 119 car parking spaces against district plan standards. The proposals provide 157 spaces total – above the District Plan standards. It remains that the earlier application described that the area of parking available within the school (before the addition of 35 spaces) was well subscribed, and the HA accepted that the additional school role would have the potential to require more staffing. The LPA are directed to consider whether the additional 18 spaces forming this application are necessary.

Temporary Classrooms

HCC advice to the previous applications on this site, deal with the additional trips to / from school. The Temporary Classrooms shall accommodate this increased school role during the period of construction of the earlier consent. Their siting within the school grounds has no material impact on the circulation of vehicles within the site. I would direct that the LPA attach an advisory note dealing with abnormal loads to address construction / importation of the temporary classrooms.

The position of the Temporary classrooms shall not have a significant impact on the construction of the new permanent facilities, and such construction would be subject to a CMP required under the associated consent.

I have no objection to the proposals, noting that the classroom facilities are an interim arrangement during implementation of an earlier consent. The additional car parking does provide a risk to the ability of the

School Travel Plan to encourage sustainable modes of travel, but the LPA are responsible for application of district local plan standards.

Alan Story

Date 22/07/2019

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