



Officer Report

Application Number: HGY/2023/2487
Application Type: Approval of details reserved by a condition
Address: 245-249, High Road, London, N15 5BT
Proposal: Approval of details pursuant to condition 6 (Construction Logistics Plan) attached to application HGY/2022/0280
Case Officer: Gareth Prosser
Valid Date: 18/09/2023
Applicant: Luke Burroughs
Agent:

RECOMMENDATION

Approve

APPROVED DEVELOPMENT

Approval of details pursuant to condition 6 (Construction Logistics Plan) attached to application HGY/2022/0280

CONSULTATION RESPONSE

Transportation Officer: With regards to the dilapidation survey of the site's entrances and surrounding footway and highway it appears be in a very poor state, and any further use of the vehicle entrances for purposes of construction will deteriorate them even further. This is especially when considering that the heaviest vehicle visiting the site during construction will be a 26 tonne HGV. Therefore, the developer/applicant would need to fund the reconstruction of the footways/highways.

Otherwise, all other further comments from the developer are found to be acceptable.

ANALYSIS/ASSESSMENT

Condition 6 (Construction Logistics Plan) reads:

Prior to commencement of works on site a Detailed Construction Logistics Plan shall be submitted to and approved in writing by the Local Planning Authority. The document shall follow the best practice guidelines as set out in the Construction Logistics and Community Safety (CLOCS) standard requirements and CLOCS and Transport for London's Construction Logistics Planning (CLP) Guidance (2021). The document shall include the following matters and the development shall be undertaken in accordance with the details as approved:

- a) The routing of excavation and construction vehicles, including a response to existing or known projected major building works at other sites in the vicinity and local works on the highway;
- b) The estimated peak number and type of vehicles per day and week;
- c) Estimates for the number and type of parking suspensions that will be required; and
- d) Details of measures to protect pedestrians and other highway users from construction activities on the highway.

Reason: To provide the framework for understanding and managing construction vehicle activity into and out of a proposed development, encouraging modal shift and reducing overall vehicle numbers. To give the Council an overview of the expected logistics activity during the construction programme. To protect of the amenity of neighbour properties and to maintain traffic safety.

Officers have reviewed the supporting documents online and raise no objections. Funding for the reconstruction of the footways/highways has been agreed to be dealt with by the highways team.

As such, it is considered acceptable for condition 6 to be discharged.

RECOMMENDATION

GRANT DISCHARGE CONDITION