

**LOCAL REVIEW BODY REFERENCE 22/0001/LRB**

**PLANNING APPLICATION 21/01603/PP**

**COMMENTS ON BEHALF OF THE LOCAL PLANNING AUTHORITY**

**Land South of High Oaks Artarman Road, Rhu Helensburgh  
Response to request for further information from the Planning officer  
Dated 11.05.2022**

I would note that I have provided my response to the requested information below the subject query in *italics*.

**Q:** The view of what weight can be given to Designing Streets and Creating Places as a material consideration:

*As per the roads officers response below which I am in agreement with I can confirm that the designing streets guidance is not relevant to this development and therefore, cannot be considered as a material consideration.*

*Roads officers' response to the above query for info: Designing streets is not applicable to Artarman Road as designing streets ethos is creating places for society and not about vehicle thoroughfare. Designing streets is applicable in environments where public realm and pedestrian interactions is encouraged for social, leisure, retail and commercial usage. Artarman Road is solely an access road to private accesses to dwelling houses with limited pedestrian movement and no existing pedestrian facilities.*

**Q:** The minimum distance that would be acceptable between the new access and the neighbouring property known as Ingleby Green:

*In accordance with Roads Guidance for Developers October 2008 item 4.1: The access shall be located a minimum of 25 metres away from the nearest adjacent junction. Further to a site visit on 27.10.2020 a relaxation for the access to be closer to Ingleby Green than 25 metres was agreed.*