

Report to:	EXECUTIVE MEMBER ENVIRONMENTAL SERVICES	Item:
Date:	15th March 2006	
Report of:	DIRECTOR OF ENVIRONMENTAL SERVICES	
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**TITLE OF REPORT:**

**HIGHWAY PROPOSALS ASSOCIATED WITH THE REDEVELOPMENT OF CUTACRE SPOIL TIP**

**NON-CONFIDENTIAL**

This report does **not** contain information which warrants its consideration in the absence of the Press or Members of the public

**RECOMMENDATIONS:**

The Executive Member is recommended to:-

1. Approve the highway proposals in principle as the basis for detailed design by the Highways and Engineering Division to accommodate its use as an access to the proposed mixed industrial area.

**DECISION:**

Signed: \_\_\_\_\_  
Leader/Executive Member

\_\_\_\_\_  
Monitoring Officer

Date: \_\_\_\_\_

An Equality Impact Assessment has been carried out in relation to this proposal and it has been concluded that there is no adverse differential impact on any particular social group.



## **SUMMARY OF REPORT**

Planning permission for the redevelopment of Cutacre was granted on the 30<sup>th</sup> July 2001.

Conditions attached to the decision require the developers to provide means of access to the site from the A6 roundabout at Watergate Lane and details of provision of wheel cleaning facilities at the entrance to the development site.

## **BACKGROUND INFORMATION**

Council Policy for Agreements under Section 278 of the Highways Act 1980 (Report EME/43/01)

## 1. **BACKGROUND**

- 1.1 Planning permission for the winning and working of coal by opencast methods. The application also asked for permission to extract and recover coal by washing methods from Cutacre and Wharton Hall colliery spoil tips and the subsequent reclamation and restoration of the land for ecology, agriculture and afforestation. The planning application (number 48800/96) was allowed on appeal on the 30<sup>th</sup> July 2001.
- 1.2 In allowing the appeal, the Planning Inspector imposed a condition recommended by Council Officers that the development shall not be commenced until, among other requirements, details of access to the site are approved and arrangements for wheel cleaning facilities are agreed.
- 1.3 The following conditions were also approved:
  - The sole means of vehicular access to the site shall be from Salford Road (A6)
  - The access road from the A6 roundabout and into the site and to the wheel cleaning facility shall be suitably hard surfaced in accordance with details to be first agreed with the Mineral Planning Authority before commencement of the development.
  - The approved wheel cleaning facilities shall be provided prior to the use of the vehicular access for the removal of coal off the site and shall thereafter be retained, employed and maintained at all times through out the life of the site for all HGV and closed van movements associated with the site operations to prevent the deposit of any detritus deposited on the highway shall be removed immediately and in any event at the end of each working day.
- 1.4 In order for these improvements to proceed, it is now necessary for the Council as Highway Authority to approve the proposed works.

## 2. **HIGHWAY PROPOSALS**

- 2.1 The site is being developed by R.J.B.Mining who are required to fund the provision of a new access to the roundabout junction at Salford Road/Watergate Lane
- 2.2 These proposed new access involves the construction of a new carriageway linked to the A6 roundabout on its south western side and is shown on Drawing 3170011/03.
- 2.3 The works will be carried out in accordance with the Council's Code of Practice for the adoption of new roads.

## 3. **FINANCIAL OBLIGATIONS**

3.1 Approved Council Policy states that Section 278 works should be designed and constructed by the Council's Highways and Engineering Division.

3.2 UK Coal Mining Ltd will meet all the Council's costs with regard to design, construction and supervision. There should therefore be no financial implications for the Council.

4. **IMPLEMENTATION**

4.1 Conditions of the planning approval preclude the development being brought into use until the highway improvements have been implemented.

5 **RECOMMENDATIONS**

5.1 The Executive Member is recommended to approve the highway proposals in principle as the basis for detailed design by the Highways and Engineering Division to accommodate its use as an access to the proposed mixed industrial area.

**HM/AJW**

**24th January 2006**