

Planning Application Reference Number: P/2012/0831/RM
Date Plans/Documents Received by Planning Service: 09/08/2013
Date Plans/Documents Received by Roads Service: 15/11/2013
Drawing/Document Ref: 03 (REV1)

No objections to this proposal.

The vehicular access, including visibility splays and any forward sight distance, shall be provided in accordance with Drawing No. 03 (REV1) bearing the date stamp 9 Aug 2013, prior to the commencement of any other development hereby permitted. The area within the visibility splays and any forward sight line shall be cleared to provide a level surface no higher than 250mm above the level of the adjoining carriageway and such splays shall be retained and kept clear thereafter.

REASON: To ensure there is a satisfactory means of access in the interests of road safety and the convenience of road users.

The gradient of the access road shall not exceed 4% (1 in 25) over the first 10m outside the road boundary. Where the vehicular access crosses a footway, the access gradient shall be between 4% (1 in 25) maximum and 2.5% (1 in 40) minimum and shall be formed so that there is no abrupt change of slope along the footway.

REASON: To ensure there is a satisfactory means of access in the interests of road safety and the convenience of road user.

Ref No: P/32/10

ROADS SERVICE
Traffic and Planning
Development Control Section
Rathkeltair House
Market Street
DOWNPATRICK

Applicant: SCHOOL TRUSTEES

Development: SCHOOL

Location: COURTNEY HILL NEWRY

Comments

No objections in principle
Add code C01

Signed: S Milligan C O'CALLAGHAN

Date: 20/9/10

Planning Service
Marlborough House
CRAIGAVON

DETAILED REQUIREMENTS FOR PUBLIC ROAD ACCESS

Form RS1

Planning Ref: P/32/10

Location: The Monastery, Courtney Hill, Newry

The detailed access requirements for the above proposal, are set out in the box below. A maximum 1:500 scale plan incorporating these requirements must be submitted as part of the Reserved Matters application.

1.	Layout to be in accordance with Diagram(s) 4 overleaf.
2.	Visibility Splays X = 4.5 metres x Y = 60 metres
3.	Width of Access (if different from diagram) 5.0 m 4. Forward Sight Distance - m
5.	Minimum radii (if different from diagram). Entry 10 metres. Exit 10 metres
6.	Gradient of the access shall not exceed 1:12.5 (8%) over the first 5 metres outside the road boundary, ie from the edge of carriageway.
7.	Access position to satisfaction of the Department.
8.	Other Requirements
Access and layout to be carried out in accordance with DfCAN 15.	
9.	SIGNED <u>S. Milligan</u> DATE <u>20/9/10</u>

The proposed access details shall also be in accordance with the Roads Service publication "Vehicular Access Standards" some portions of which are reproduced below for convenience.

Notes to be adhered to and detailed where appropriate

VISIBILITY SPLAYS

1. The area within the visibility splays shall be cleared to provide a level surface no higher than 250 mm above the level of the adjoining carriageway and shall be retained and kept clear thereafter. Any pole or column materially affecting visibility must also be removed. No work shall commence on site until the visibility splays have been provided.

2. The line of any new fence or wall must be positioned behind the visibility splays. It is recommended that any new trees or shrubs be planted at least 3.0 m back from the visibility splays to allow for future growth and some species will require additional set back. All existing planting must be kept trimmed behind visibility splays.

DRAINAGE

3. Drainage shall be provided where necessary to prevent water from the access flowing onto the public road. Similarly the existing road drainage must be accommodated where appropriate and measures must be taken to prevent road surface water from flowing onto the access. The appropriate drainage arrangements must be detailed on the plan.

4. Any open drains in the road verge shall be piped to the satisfaction of DOE Roads Service. Open drains behind the fence/hedgeline shall be piped to the satisfaction of the Department of Agriculture – Watercourse Management Div.

GRADIENT

5. Where the vehicular access crosses a footway, the access gradient shall be between 4% (1:25) maximum and 2.5% (1:40) minimum and shall be formed so that there is no abrupt change of slope along the footway.

GATES/SECURITY BARRIERS

6. Entrance gates, where erected should be sited at least 5 metres from the edge of the carriageway. Where this is not possible, they shall be sited so that when open they do not project over the footway, verge or carriageway.

7. In the case of industrial premises or other major accesses, gates or security barriers shall be located at a distance from the edge of the carriageway that will allow the largest vehicle likely to use the access to stop clear of the carriageway when the gates or barriers are closed.

PARKING/TURNING

8. The required vehicle parking and turning areas to be provided within the curtilage of the site.

SEPTIC TANKS

9. Position of the septic tank to be shown. Drainage must not be discharged directly towards the public road or into any drain leading to the public road.

ROADS SERVICE

Traffic and Planning
Development Control Section
Rathkeltair House
Market Street
DOWNPATRICK

Applicant: The School Trustees

Development: 15 Classrooms PS

Location: Courtney Hill, Newry

Comments:

Please ask the applicant to submit details of Travel Plan for this proposal.

Signed:

S. Milligan

C. O'CALLAGHAN

Date:

25/5/10

Planning Service
Marlborough House
CRAIGAVON

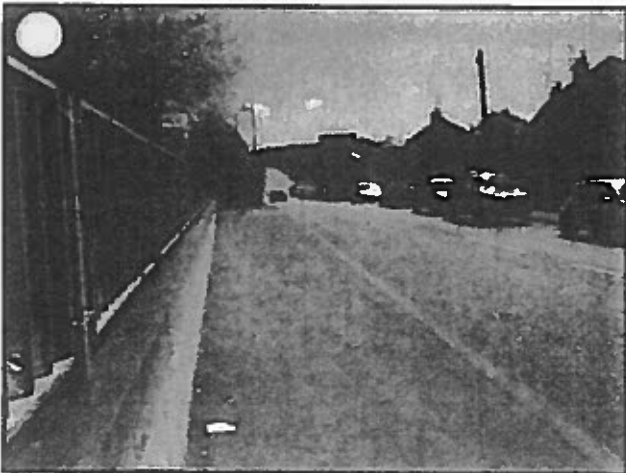
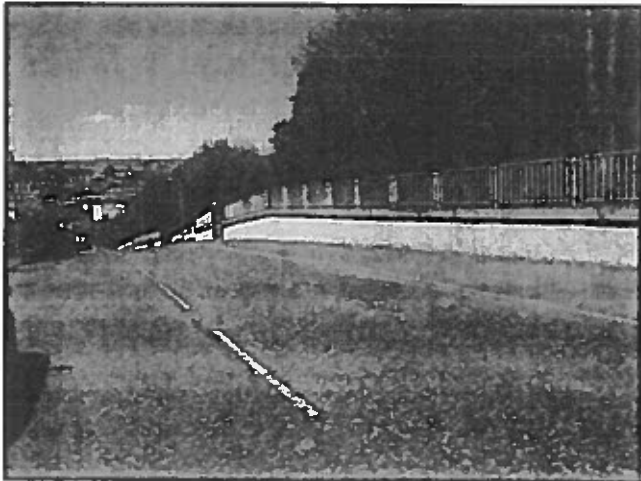
Sean Milligan,

With regard to planning application P/0032/10 The School Trustees. The Monastery. Courtney Hill ,Ballynacraig, Newry.

Roads Service Traffic Management Section would have no major concerns in principle with regard to Traffic progression along Courtney Hill, Newry as Bus and car traffic will have access to School property for drop off and pick up points. 4.5m by 70m sightline can be easily be obtained within the site.

MM

Michael Mc Crink
Traffic Section
12th May 2010



Date: 10th May 2010

Our Ref: P/2010/0032/O
(Please quote at all times)

*Please find file
and attach*

*Thanks
Sean*

Roads Service - Downpatrick Office
Rathkeltair House
DOWNPATRICK
BT30 6EA

Please contact: Mr c o'callaghan
Direct Line: 101

Dear Sir/Madam

Location: The Monastery, Courtney Hill, Ballynacraig, Newry

Proposal: Demolition of existing monastery and construction of two storey 15 classroom primary school, nursery and associated site works

OUTSTANDING REPLY TO CONSULTATION ON PLANNING APPLICATION

I refer to our consultation letter seeking comments on the above planning application.

Unfortunately the 15 working day consultation period has now expired and the issue of a planning decision is being delayed pending your reply.

In order to comply with the statutory requirement and to meet the Agency's performance targets should your reply not be received immediately, a decision may issue without the benefit of your comments.

As this matter is now urgent please let me have a reply immediately.

Please ignore this letter if a reply has already been sent.

Yours sincerely

for Divisional Planning Manager