

Consultation:	Hurst Green Neighbourhood Plan Pre-Submission Consultation
National Highways Reference:	#17345 #17457 (SB505)

Thank you for your notification dated 27 July 2022, inviting National Highways to comment on the Neighbourhood Plan Pre-submission Consultation, seeking a response no later than 17 September 2022.

We have been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the strategic road network (SRN). The SRN is a critical national asset and as such we work to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

We will be concerned with plans and/or proposals that have the potential to impact on the safe and efficient operation of the SRN. In the case of the Hurst Green Neighbourhood Plan (HGNP), our focus will be on any potential impact to the A21 in the vicinity of Hurst Green.

We observe that the HGNP broadly aligns with the appropriate Rother District Local Plan documents. With the A21 running through the parish, we support the HGNP plans to consult us on the necessity of any new accesses and crossing points on the A21 as consequence of allocated residential development. However, we also highlight that any sites that abut the SRN will need to consider the following matters:

- Any applicant would need to consider the interface between the site boundary and the highway boundary and the existing built up environment and come forward with an appropriate and safe design. These details will need to be considered and approved by National Highways prior to consent or would form part of a conditional response made by ourselves. The applicant will also need to consider the construction/use/maintenance of such proposals.
- If acoustic or other bunds are proposed then we will need to consider the details of those noting that any changes of levels could impact on site drainages and hence could impact on the SRN. Please note that geotech and structural stability will need to be considered as part of any submission.
- Planting care and maintenance. Proposals/governance/funding. Any proposals should seek to avoid, where possible, the need for staff/plant/materials to enter highway land, nor should lead to ongoing maintenance liabilities e.g. the need to cut back vegetation in order to

maintain sightlines from the site and access to the trunk road, its signage, or inhibit access to our assets.

- Details of street lighting and how this interphases with any existing street lighting and ensuring that any new street lighting does not create an unsafe environment on the trunk road.
- Site and highway drainage. Please note that no surface water runoff will be permitted to enter the public highway nor will there be any connection into our drainage network even if one currently exists.

Prospective applicants are able to seek free pre-application advice from National Highways which will cover the developments transport impacts as well as those matters listed above.

Please do continue to consult us as your plan progresses so that we can remain aware of, and comment as required on its contents.

Thank you for consulting us. Should you have any queries regarding our response, please contact us via planningse@nationalhighways.co.uk.