

Roadside Service Areas

POLICY CM6

PLANNING PERMISSION WILL NOT NORMALLY BE GRANTED FOR SERVICE FACILITIES ON THE PRIMARY ROAD NETWORK IN THE OPEN COUNTRYSIDE EXCEPT WHERE:

- A THERE IS NO SUITABLE ALTERNATIVE LOCATION WITHIN A NEARBY SETTLEMENT.**
- B THERE IS A RANGE OF FACILITIES TO SERVE THE NEEDS OF THE TRAVELLING PUBLIC AND NO OTHER USES.**
- C THE SITE IS NOT WITHIN A SPECIAL LANDSCAPE AREA, GREEN WEDGE OR RURAL ACCESS AREA.**

7.37 The District Council accept that there may be a need for further roadside facilities but are keen to avoid a proliferation of such developments in open countryside and, in particularly, areas of special control. Applicants will thus be required to demonstrate that there are no similar facilities in the locality and that no suitable location is available within a nearby settlement. Department of Transport Circular 4/88 and Planning Policy Guidance Note No 13 give guidance on the distribution of roadside services. There are no standard rules but the guidance suggests that a distance of 12 miles is reasonable with 25 miles as a maximum distance between facilities.

7.38 Proposals should be comprehensive with full landscaping and operational details. The plans should include a full range of facilities to serve the travelling public, that is fuel, refreshments, parking and accommodation. No other uses will be permitted on the site.
