

Detailed design process

The level of detail presented for agreement at the Developed Design stage will often be sufficient for a planning application submission, depending on the size and impact of the development and whether outline or full consent is being sought.

In addition, the applicant will need to submit final technical reports relating to highways matters, which will normally include a Transport Statement / Assessment and Travel Plan

Developers can use this as a basic checklist for detailed design submissions:

Scale plans in context

Horizontal alignment

Vertical alignment

Standard details

Ground conditions

Drainage and utilities details

Planting details

Street lighting details

Edges and material interface details