



Driveways Guide

This guide has been prepared to help inform householders of the consents that are required from the council if they are proposing to build a driveway that require planning permission. Also included is a short summary of the required information for driveway applications. It is possible that up to 3 separate consents may be required:

Planning; Road Construction; Landlords/Other Consents

Planning

Reasons for requiring planning permission include:

The property is a flat; construction work involves over 0.5 metres of earthworks; the verge to the footway has grass over 2.5 metres wide; the driveway accesses on to a classified public road; the property is a listed building or is situated in a conservation area

Planning application forms, notes for guidance and a list of fees be obtained from Planning and Sustainable Development. If walls are also proposed please see the guide on erection of residential boundary enclosures.

Road construction

The consent of the Driveway Application Section is always required for the installation of a driveway. If the driveway is subject of a planning application this will be dealt with as part of the planning process.

Landlords/Other Consents

In addition Landlords or other consents may be required. Your solicitor should be able to advise you on this matter. Where the property is owned by the Council, the Council's consent as landlord will be required. Where a change of use of private or public open space is required please contact the council.

**Planning and Sustainable Development
Enterprise, Planning and Infrastructure
Aberdeen City Council
Business Hub 4
Marischal College
Broad Street
Aberdeen
AB10 1AB**

Telephone: 01224 523470

Fax: 01224 523180

E-mail: pi@aberdeencity.gov.uk

Driveway application

An application for a driveway should be made to the address below. They will give advice on what is required for a driveway and whether the driveway will require a planning application. If no planning application is required they will advise if the driveway is acceptable with regard to council standards. For further information please contact:

**Driveway Application Section
Enterprise, Planning and Infrastructure
Aberdeen City Council
Marischal College
Broad Street
Aberdeen
AB10 1AB**

Telephone: 01224 522752 or 01224 523482

Some of the questions they will require an answer to are:

- Is the property a council house?
- Is the property a flat ?
- Is the driveway to be at right angles to the road ?
- Is the driveway to be a minimum of 5 metres long ?

All applications must include a suitable plan clearly showing the location of the proposed driveway and the dimensions along with the construction details.

All applications must satisfy certain standards or the application may be rejected, these are:

- The length of driveway must be a minimum of 5 metres contained within the property boundary
- The driveway should not be situated within 15 metres of a road junction
- There must be adequate visibility provided
- If access is off a main road then vehicles must be able to enter and exit in forward gear
- Generally only one footway crossing per property is allowed
- The driveway must be internally drained with no surface water reaching the public road
- Stone chippings or similar must not be used to surface any of the first 2 metres adjacent to the public footpath
- The gradient must not exceed 1:20, though relaxation is possible to 1:15
- The driveway should meet the public road at right angles

These are only a summary of the regulations.