

Ribble Valley Borough Council
Housing & Development Control

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F.A.O. Sarah Heppell

Your ref 3/2022/0130
Our ref
Date 23/03/2022

Dear Sarah

Planning Application No: 3/2022/0130

Proposal: Proposed roof lift with insertion of dormers front and rear.

Conversion of garage to increase living space with an increase in height and insertion of velux windows front and rear.

Resubmission of 3/2021/0286.

Location: 9 Moor Field Whalley BB7 9SA

I have viewed the plans and the highway related documents submitted; I have the following comments to make:

The site is accessed off Moor Field which is an unclassified road subject to a 30mph speed limit. The proposal results in a loss of a garage. No information on parking has been submitted. Further information is required in order to provide highway comments. A parking plan showing the required parking spaces should be submitted to show they can be achieved within the curtilage of the property.

The LHA remind the Applicant that a 2/3-bed dwelling is required to provide 2 car parking spaces and 4-bed dwelling is required to provide 3 car parking spaces (2.4m x 4.8m in size each) to comply with the parking standards as defined in the Joint Lancashire Structure.

Kind regards

Tahira

Tahira Akhtar BA (Hons)
Highways Development Support
Lancashire County Council

Phil Durnell

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