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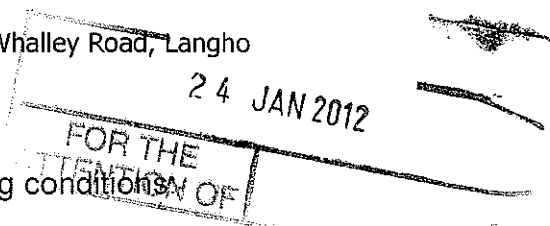
Helen Booth

From: Graeme Thorpe
Sent: 24 January 2012 10:16
To: Helen Booth
Subject: FW: Consultation on planning application 3/2011/0959 65 Whalley Road, Langho
Please print thanks

From: Hornby, Mark [mailto:Mark.Hornby@lancashire.gov.uk]
Sent: 23 January 2012 14:25
To: Graeme Thorpe
Cc: cguy.pearson@btopenworld.com
Subject: FW: Consultation on planning application 3/2011/0959 65 Whalley Road, Langho

Graeme

I have no objection to this proposal, subject to the following conditions



- 1 Before the proposed access to the new dwellings and the reinstated access to the existing dwelling are used for vehicular purposes, any gateposts erected at the access points shall be positioned 5 metres behind the nearside edge of the carriageway and visibility splay fences or walls shall be erected from the gateposts to the existing highway boundary, such splays shall be 45 degrees to the centre line of the access. The gates shall open away from the highway. Should the access points remain ungated 45 degree splays shall be provided between the highway boundary and points on either side of the drive measured 5 metres back from the nearside edge of the carriageway. Reason: To permit vehicles to pull clear of the carriageway when entering the site and to assist visibility.
- 2 Before the proposed access to the new dwellings and the reinstated access to the existing dwelling number 65 Whalley Road are used for vehicular purposes, that part of the access points extending from the highway boundary for a minimum distance of 5 metres into the site shall be appropriately paved in tarmac, concrete, block pavements, or other approved materials. Reason: To prevent loose surface material from being carried onto the public highway thus causing a potential source of danger to other road users.
- 3 The layout of the development shall include provisions to enable vehicles to enter and leave the highway in forward gear and such provisions shall be laid out as shown on Drawing 002 or equivalent for each of the two new dwellings. A vehicular turning space shall also be provided to the front of the existing dwelling number 65 Whalley Road as shown on Drawing 002 or equivalent. These vehicular turning spaces shall be laid out and be available for use before the development is brought into use. Reason: Vehicles reversing to and from the highway are a hazard to other road users.
- 4 The existing hedge on the highway frontage of the site to Whalley Road shall be reduced to and permanently maintained henceforth at a height not greater than 1 metre above the crown level of the carriageway of Whalley Road. Reason: To ensure adequate visibility for the drivers of vehicles entering and leaving the site.

24/01/2012