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30 MAY 2012	
FOR THE ATTENTION OF	

Director of Development Services  
Ribble Valley Borough Council  
Council Offices  
Church Walk  
Clitheroe BB7 2RA

Martin Nugent  
01254 828060  
D3/12/0317

Drafted 18 May 2012

Dear Sir

**Planning Application, Ribble Valley District  
3/12/0317 Pendle Hotel, Clitheroe Road, Chatburn**

I refer to your letter of 3 May 2012 concerning the above application.

I have no objection in principle to this application on highway safety grounds.

The site plan identifies 16 car parking spaces within the site. This provision is considered appropriate for the anticipated residential and commercial use envisaged within the development.

However, it is clear that there is a substantial parking area available and that this offers considerable scope for use by additional vehicles. Where previously there was benefit in having a manoeuvring area available, this requirement is not necessary for the proposed uses. I have no specific recommendations for this area but would suggest that a more sympathetic treatment should be considered rather than perpetuating a large area of under-used car park.

*Martin Nugent*

Public Realm, Ribble Valley  
LCC Environmental Services East  
01254 828060