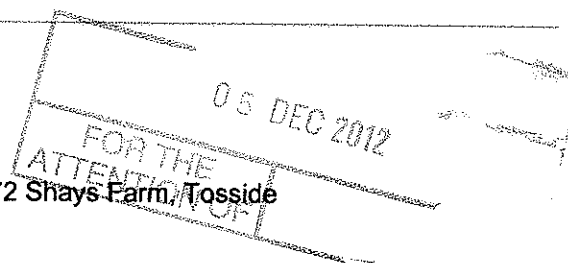


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**Graeme Thorpe**

**From:** Hornby, Mark [Mark.Hornby@lancashire.gov.uk]  
**Sent:** 04 December 2012 14:28  
**To:** Graeme Thorpe  
**Subject:** FW: Consultation on planning application 3/2012/0972 Shays Farm, Tosside  
Graeme



The sight line to the south along Dugdale Lane at the farm access is currently very poor due to the frontage stone wall. Although the speed limit is 60mph the carriageway width, road alignment and low traffic levels mean a visibility splay of 2m x 50m to the centre of the carriageway would be appropriate in the circumstances. This could be achieved by rebuilding the wall from the existing field gatepost in a straight line for 25 metres to the existing wall line. This would in my view be adequate for the highway conditions and the likely increase in turning traffic from the proposed holiday cottages. I understand from the applicant's agent that they have control of the land required and are prepared to undertake the work.

I therefore have no objection to this proposal, subject to the following condition:

The existing stone wall to the south of the farm access track along Dugdale Lane shall be rebuilt in a straight line for 25 metres from the existing field gatepost to the existing wall line before any further development takes place within the site. Reason: To improve visibility at the access point in the interests of highway safety.

Regards

Mark Hornby BEng MSc MCIHT  
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**From:** Jane Tucker [mailto:Jane.Tucker@ribblevalley.gov.uk]  
**Sent:** 05 November 2012 16:39  
**To:** ENV EPP Customer Service Area East  
**Subject:** Consultation on planning application 3/2012/0972 Shays Farm, Tosside

<<12 0972 form and proposal.pdf>> <<12 0972 consult highways.pdf>>

**Jane Tucker| Planning Reception|**  
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05/12/2012