

## Sharon Craig

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**From:** Bloomer, David <David.Bloomer@lancashire.gov.uk>  
**Sent:** 28 June 2018 14:35  
**To:** Adam Birkett  
**Cc:** LHS Customer Service; planning  
**Subject:** app3/2018/0500Land East of Clitheroe Road , Barrow.

Afternoon Adam,

Whilst I would raise no objection to the scale and location of the proposed development there are a number of design issues that will require further attention for the proposed layout to be acceptable

1 The proposed access is taken from the continuation of the northerly arm of the turning head for the development off Clitheroe Road ( app3/2017/0603). It is anticipated that this will become the through route for access into the development site. Unfortunately the properties to be served off the southern arm of the turning head do not benefit from a turning head which would lead to the unacceptable situation of vehicles reversing into the access road on a bend.. This issue will need to be addressed

2 The turning head provided outside unit 23 looks substandard. I would need to see a swept path presented for a refuse vehicle entering and leaving the cul-de-sac in a forward gear.

3 2 parking spaces will be required for each of the properties. For a garage space to be considered as a useable parking space the internal dimensions should be a minimum of 6m x 3m. for a single garage, and 6m x 6m for a double garage. Driveway parking spaces should be a minimum of 5.5m in length ( preferably 6m if adjacent to an up n over garage door. A number of the garages fall below this standard. Also some of the driveways are also substandard. The parking provision should therefore be revised.

4 Each property should be provided with suitable hardware to enable the charging of electrically powered vehicles to reduce carbon emissions

Dave Bloomer  
Development Control  
Lancashire County Council

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