

Development Control  
Ribble Valley Borough Council

Phone: 0300 123 6780  
Email: [highways@lancashire.gov.uk](mailto:highways@lancashire.gov.uk)

Your ref: 2018/0913  
Our ref:  
Date: 01/11/2018

Dear Sirs

**Re:** Planning Application 18/0913

**Address:** Land off Clitheroe Road adj Shaw House Farm BB7 9AD

**Description:** Installation of a backup electrical generation hub together with security fencing, access, substations, gas kiosk and associated plant and equipment.

With respect to this application we would not wish to raise any objections.

It is noted that the supporting documents make reference to a number of PROW footpaths, these should be kept open if at all possible.

Additionally, there is a concern regarding the delivery of materials and machinery to the site, the access lane is narrow and a clear view cannot be made along its full length which is in excess of 250m. Consideration as to how the management of the access and egress of vehicles from the site can be achieved should be given.

Should you wish to support this application we would wish for the following condition to be added to the approval.

1. The grant of planning permission does not entitle a developer to obstruct a right of way and any proposed stopping-up or diversion of a right of way should be the subject of an Order under the appropriate Act. Further details can be found by contacting [PROWplanning@lancashire.gov.uk](mailto:PROWplanning@lancashire.gov.uk)
2. No development shall take place, including any works of demolition, until a construction method statement has been submitted to and approved in writing by the Local Planning Authority. The approved statement shall be adhered to throughout the construction period. It shall provide for:

- i) The parking of vehicles of site operatives and visitors

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Director of Community Services  
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- ii) The loading and unloading of plant and materials
- iii) The storage of plant and materials used in constructing the development
- iv) The erection and maintenance of security hoarding
- v) Wheel washing facilities and road sweeping as required
- vi) Measures to control the emission of dust and dirt during construction
- vii) A scheme for recycling/disposing of waste resulting from demolition and construction works
- viii) Details of working hours
- ix) Routing of delivery vehicles to/from site

Should you wish to discuss the matter further, please do not hesitate to contact me by email or by telephone on 01772 531202.

Yours faithfully

Simon Hardie  
Highways Development Control  
Lancashire County Council