

Development Control
Ribble Valley Borough Council

Phone: 0300 123 6780
Email: highways@lancashire.gov.uk

Your ref: 2018/1087
Our ref:
Date: 13/12/2018

Dear Sirs

Re: Planning Application 18/1087

Address: Moneymoon Preston Road Ribchester PR3 3YD

Description: New Vehicular Access.

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

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

1. Before the access is used for vehicular purposes, any gateposts erected at the access shall be positioned at least 5m behind the back edge of the Footway. The gates shall open away from the highway. **Reasons:** To permit vehicles to pull clear of the carriageway when entering and exiting the site and to ensure the swing of the gates do not affect the availability for a car to wait off road.
2. Before the access is used for vehicular purposes, that part of the access extending from the highway boundary to the gates into the site shall be appropriately paved in tarmac, concrete, block pavements, or other approved materials and shall be suitably drained. **Reasons:** To prevent loose surface material from being carried on to the public highway thus causing a potential source of danger to other road users.

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

Phil Barrett
Director of Community Services
Cuerden Way • Bamber Bridge • Preston • PR5 6BS

Simon Hardie
Highways Development Control
Lancashire County Council

Notes

1. The developer should be aware that the any works on, or immediately adjacent to the adopted highway network, would require the appropriate permits from Lancashire County Council's Highways Regulation Team, who would need a minimum of 12 weeks' notice to arrange the necessary permits. They can be contacted on lhsstreetworks@lancashire.gov.uk or on 01772 533433
2. The grant of planning permission will require the applicant to enter into an appropriate Legal Agreement, with the County Council as Highway Authority. The Highway Authority hereby reserves the right to provide the highway works within the highway associated with this proposal. Provision of the highway works includes design, procurement of the work by contract and supervision of the works.
3. The new vehicular access, within the adopted highway fronting the property will need to be constructed under a section 184 agreement of the 1980 Highways Act (Vehicle crossings over footways and verges); The Highway Authority hereby reserves the right to provide the highway works within the highway associated with this proposal. Provision of the highway works includes design, procurement of the work by contract and supervision of the works. The applicant is advised to contact the Community Services before works begin on site. Further information and advice can be found at www.lancashire.gov.uk and search for vehicle crossings and then fill in the information at "Get a vehicle crossing quotation".