

Sharon Craig

From: Gregg, Robert <Robert.Gregg@lancashire.gov.uk>
Sent: 28 February 2019 14:55
To: Harriet McCartney
Cc: planning; LHS Customer Service
Subject: APP. 3/2019/0039 - HIGHCROFT, PAINTER WOOD, BILLINGTON

Follow Up Flag: Follow up
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Two storey extension to side and raising of existing roof by approximately 1.5m.

Good afternoon Harriet

With respect to the above application, on entry to the development site, the access into the dwelling is of substandard construction and will need to be bound by a permeable surface material for a minimum of 5m from the rear of the adopted highway, so that no vehicles can carry dirt and debris on to the public highway.

There are two Public Rights of Way in which run past the development site to which shall be kept free from obstructions at all times, namely PROWs 3-6-FP 32 and 3-6-FP 33 to which, both have been reported on numerous occasions of being obstructed. Therefore, I shall forward this application on to the Public Rights of Way section at LCC for any comments they should wish to make towards the proposal.

Subject to the above being satisfactory, I would raise no objection towards the proposal on highway grounds.

Should your council be minded to approve this application then I would request that the following condition be attached to any permission that may be granted.

Condition

1. Before the area fronting the dwelling is used for vehicular purposes, the whole area shall be appropriately paved in tarmacadam, concrete, block paviours, or other approved materials. **Reason:** To prevent loose surface material from being carried on to the public highway thus causing a potential source of danger to other road users.

Note

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.

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