

Ribble Valley Borough Council  
Development Control

Tel 0300 123 6780  
Email [developeras@lancashire.gov.uk](mailto:developeras@lancashire.gov.uk)

Your ref 3/2020/0932  
Our ref 22nd December 2020  
Date

Dear Sir / Madam

Application: 3/2020/0932

Application Site: Ashcroft, Mill Lane , Waddington

Proposal: Demolish existing dwelling and erect new 4 bed dwelling

The proposal raises no highway concerns and I would therfopre raise no objection to the proposal on highway grounds, however there are a number of issues to be taken in to account

- The erection of the new dwarf wall to the east of the site access may alter / divert the existing drainage course from the site. Any surface water emanating from the site should be intercepted to avoid discharge on to the carriageway.
- The site access via Mill Lane is restricted I would therefor suggest the imposition of the following conditions to any permission that may be granted to ensure that Mill Lane is not obstructed by vehicles associated with the demolition / reconstruction

1 No development shall take place, including any works of demolition or site clearance, until a Construction Management Plan (CMP) or Construction Method Statement (CMS) has been submitted to, and approved in writing by the local planning authority. The approved plan / statement shall provide:

- 24 Hour emergency contact number;

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**Phil Durnell**

Director of Highways and Transport

Lancashire County Council

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- Details of the parking of vehicles of site operatives and visitors;
- Details of loading and unloading of plant and materials;
- Delivery, demolition and construction working hours.

The approved Construction Management Plan or Construction Method Statement shall be adhered to throughout the construction period for the development.

Reason: - In the interests of the safe operation of the adopted highway during the demolition and construction phases.

Note: Construction Management Plan.

- There must be no storage of materials in the public highway at any time.
- There must be no standing or waiting of machinery or vehicles in the public highway at any time.
- Vehicles must only access the site using a designated vehicular access point.
- There must be no machinery operating over the highway at any time, this includes reference to loading/unloading operations – all of which must be managed within the confines of the site.
- A licence to erect hoardings adjacent to the highway (should they be proposed) may be required. If necessary this can be obtained via the County Council (as the Highway Authority) by contacting the Council by telephoning 01772 533433 or e-mailing [lhsstreetworks@lancashire.gov.uk](mailto:lhsstreetworks@lancashire.gov.uk)
- All references to public highway include footway, carriageway and verge.

2 For the full period of construction facilities shall be available on site for the cleaning of the wheels of vehicles leaving the site and such equipment shall be used as necessary to prevent mud, stones and debris being carried onto the highway. Provision to sweep the surrounding highway network by mechanical means will be available and the roads adjacent to the site shall be mechanically swept as required during the full construction period.

Reason: To prevent stones, mud and debris being carried onto the public highway to the detriment of road safety.

Yours faithfully

**Dave Bloomer**  
**Highways & Transport**  
**Lancashire County Council**