

Ribble Valley Borough Council
Housing & Development Control

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Your ref: 3/2022/1058
Our ref: D3.2022.1058
Date: 20th December 2022

FAO Ben Taylor

Dear Sir/Madam

Application no: **3/2022/1058**

Address: **68 Pasturelands Drive Billington Lancashire BB7 9LW**

Proposal: **Front dormer to form two bedrooms and a shower room.**

The Local Highway Authority have viewed the plans and highway related documents and have the following comments to make:

Summary

No objection subject to conditions

Lancashire County Council acting as the Local Highway Authority does not raise an objection regarding the proposed development and are of the opinion that the proposed development will not have a significant impact on highway safety, capacity or amenity in the immediate vicinity of the site subject to the following conditions being stated on any approval.

Advice to Local Planning Authority

The Local Highway Authority (LHA) are in receipt of an application for the proposed front dormer extension at 68 Pasturelands Drive, Billington.

The LHA are aware that the dwelling will continue to be accessed off Pasturelands Drive which is an unclassified road subject to a 20mph speed limit.

The LHA have reviewed the drawing titled "Proposed Site Plan" which shows that 3 off-street car parking spaces can be provided for the proposed 4 bed dwelling. This complies with the LHAs parking standards as defined in the Joint Lancashire Structure Plan and so the LHA have no objection to the proposal.

Lancashire County Council

Phil Durnell
Director of Highways and Transport
PO Box 100, County Hall, Preston, PR1 0LD



Conditions

1. The development hereby permitted shall not be occupied until such time as the parking and turning facilities have been implemented in accordance with drawing titled "Proposed Site Plan". Thereafter the onsite parking provision shall be so maintained in perpetuity.

REASON: To ensure that adequate off-street parking provision is made to reduce the possibility of the proposed development leading to on-street parking problems locally and to enable vehicles to enter and leave the site in a forward direction in the interests of highway safety and in accordance with the National Planning Policy Framework (2021).

Yours faithfully

Ryan Derbyshire
Assistant Engineer
Highway Development Control
Highways and Transport
Lancashire County Council

