

Ribble Valley Borough Council  
Planning Section  
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Your ref: 03.2023.750  
Our ref: 03.2023.750  
Date: 24.10.2023

**For the attention of Emily Pickup**

**Planning Application No: 3/2023/0750**

**Proposal: Creation of new french doors to rear elevation and conversion of garage to home office incorporating bi-fold doors.**

**Location: Abbey House West Lane Worston Clitheroe BB7 1QA**

The Local Highway Authority have viewed the plans and highway related documents, together with the previous history of the site and have the following comments to make:

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.

The dwelling will continue to be accessed off the Back West Lane which is an unclassified road subject to a 30mph speed limit.

The LHA have reviewed the supporting documents and understands that the number of bedrooms at the dwelling will not increase following the proposal, with the dwelling being a 4 bed.

For the dwelling to comply with the parking standards as defined in the Joint Lancashire Structure Plan, the LHA require 3 car parking spaces to be provided on site.

However, even with the existing garage which will be converted following the proposal, only one car parking space can be provided on site on the driveway. Therefore, with the shortfall in parking being a pre-existing situation the LHA have no objection to the proposal.

Kind regards

Tahira

**Lancashire County Council**  
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