Lancashire County Council

Ribble Valley Borough Council
Planning Section
Council Offices
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Clitheroe
BB7 2RA

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Your ref: 03.2024.0071
Our ref: 03.2024.0071
Date: 23.02.2024

For the attention of Stephen Kilmartin

PPlanning Application No: 3/2024/0071
Grid Ref: 374549 442017
Proposal: Proposed change of use from Class E (Hairdressers) to 2 residential dwellings (C3).
Location: 34 York Street Clitheroe BB7 2DL

The submitted documents and plans have been reviewed and the following comments are made.

There is no objection to the proposed change of use as it is less usage than the existing class use.

As the proposal is near CRGS 6th Form, the timing of the works, to avoid school drop-off and collection, is crucial to maintain safety and to minimise disruption to the highway network.

The following condition is requested should the application be approved.

Condition

1. No development shall take place, including any works of demolition, until a construction method statement has been submitted to and approved in writing by the Local Planning Authority. The approved statement shall be adhered to throughout the construction period. It shall provide for:

i. The parking of vehicles of site operatives and visitors
ii. The loading and unloading of plant and materials
iii. The storage of plant and materials used in constructing the development
iv. The erection and maintenance of security hoarding
v. Wheel washing facilities
vi. Measures to control the emission of dust and dirt during construction

vii. A scheme for recycling/disposing of waste resulting from demolition and construction works
viii. Details of working hours
ix. Routing of delivery vehicles to/from site

Kind regards

Tahira

Tahira Akhtar BA (Hons)
Technician
Highways and Transport
Lancashire County Council