

Ribble Valley Borough Council  
Planning Section  
Council Offices  
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Phone: 0300 123 6780  
Email: [developeras@lancashire.gov.uk](mailto:developeras@lancashire.gov.uk)  
Your ref: 03.2024.101  
Our ref: 03.2024.101  
Date: 27.02.2024

**For the attention of Lucy Walker**

**Planning application no. 3.24.101**

**Proposal: Proposed two-storey, triple garage with home office on first floor.**

**Resubmission of 3.2023.0787**

**Location: Bridge End Cottage Rimington Lane Rimington BB7 4EA**

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

It is noted that this is a resubmission of 3.2023.0787. The comments remain the same.

Public Right of Way FP0336019 should not be obstructed during construction works.

There is no objection to the proposal at the above location subject to the following condition being applied to any formal planning approval granted.

### **Condition**

1. The use of the approved home office accommodation shall be restricted to domestic use only as applied for unless the prior consent of the local Planning Authority is obtained in writing. Reason: In the interest of highway safety.

### Informative Note

The grant of planning permission does not entitle a developer to obstruct a right of way and any proposed temporary or permanent stopping-up or diversion of a right of way should be the subject of an Order under the appropriate Act. The applicant should be advised to contact Lancashire County Council's Public Rights of Way section by email on [PROW@lancashire.gov.uk](mailto:PROW@lancashire.gov.uk), quoting the location, district and planning application number, to discuss their proposal before any development works begin.



Kind regards

Tahira

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

