

Ribble Valley Borough Council  
Planning Section  
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BB7 2RA

Phone: 0300 123 6780  
Email: [developeras@lancashire.gov.uk](mailto:developeras@lancashire.gov.uk)  
Your ref: 03.2024.149  
Our ref: 03.2024.149  
Date: 21.03.24

**For the attention of Emily Pickup**

**Planning Application No: 3/2024/0149**

**Grid Ref: 375859 445611**

**Proposal: Proposed demolition of boundary wall and creation of new vehicular access and driveway.**

**Location: 4 Shaw Terrace Main Street Grindleton BB7 4RA**

The submitted documents, plans and pre-app response (29.11.23) has been reviewed and the following comments are made.

With reference to drawing no. 6947-P01 Proposed site plan, section and street scene submitted, this is acceptable.

Driveway/hardstanding

The first 5m of the driveway from the rear of the footway into the site should be surfaced in a bound porous material. This is to prevent loose surface material from being carried onto the surrounding highway network, where it could pose a hazard to other users.

**With reference to Design and Access Statement (6947) submitted - vehicular crossing ref CR no. 508305 has been applied for.**

In addition, a means of collecting surface water from the driveway should be provided across the access, which should drain to an internal outfall. This is to prevent water from discharging onto the publicly maintained highway network. Details of the means of drainage can either be submitted as part of the planning application or we would request a condition to control it if planning approval is granted.

## **Conditions**

**Lancashire County Council**  
PO Box 100, County Hall, Preston, PR1 0LD



- The parking areas must be constructed of a bound porous material and created before first occupation up until the life time of the dwelling existing in its proposed state. Reason: To ensure that satisfactory parking is provided before the dwelling hereby permitted becomes operative.
- Prior to commencement of the development, details shall be submitted to and approved in writing by the Local Planning Authority for a surface water drainage scheme. The scheme shall be implemented in accordance with the agreed details prior to first use of the hard standing. For reasons of highway safety to prevent surface water running onto the highway.

### Informative Notes

1. This consent requires the construction, improvement or alteration of an access to the public highway. A list of approved contractors only, can undertake the approved works under the Highways Act 1980 Section 171. Before any work begins at the site, please contact [highways@lancashire.gov.uk](mailto:highways@lancashire.gov.uk) for the list of approved contractors and to start the section 171 process

2. Prior to the commencement of any works on site, the developer should contact Lancashire County Council's Highway Regulation Team to obtain the relevant permits to work in the adopted highway; they can be contacted on [hsstreetworks@lancashire.gov.uk](mailto:hsstreetworks@lancashire.gov.uk) or on 01772 533433.

Kind regards

Tahira

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

