

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

Phone: 0300 123 6780
Email: developeras@lancashire.gov.uk
Your ref: 3/2024/0542
Our ref: D3/2024/0542 – Amendment
Date: 30 August 2024

For the attention of Emily Pickup

Planning Application No: 3/2024/0542

Grid Ref: 368054 432816

Location: 91 Ribchester Road Clayton le Dale BB1 9HT

Amended plans have been submitted for the above application. The following comments are made in addition to the highway authority's responses dated 1 and 13 August to the original submission.

Proposal

Original proposal - Proposed demolition of existing garage and blocking up of existing driveway from Salesbury Memorial Hall. Construction of single-storey extension to rear, two-storey and single storey extension to side, paving over front garden to provide parking spaces and creation of new vehicular access from Ribchester Road.

Amended proposal - Proposed demolition of existing garage. Retention of existing driveway access from Salesbury Memorial Hall. Construction of single-storey extension to rear, two-storey and single storey extension to side and paving over front garden to provide parking spaces.

The proposed amended scheme with regard to retaining the existing vehicular access via the grounds of the memorial hall conflicts with the scheme for Salesbury Memorial Hall approved under planning permission ref 3/2023/0144. 1.5m wide internal footways with full height kerbs have been approved on both sides of the internal drive. Retaining the existing vehicular access to No 91 would require the provision of dropped kerbs and a properly constructed vehicle crossing over the footway. An application has also been approved recently at the memorial hall for the installation of illuminated bollards along both internal footways (ref 3/2024/0479). The construction of the dropped vehicle crossing may also conflict with the approved scheme for these bollards. Consequently, the retention of the existing access point may require the memorial hall to submit planning applications to vary plans approved under both the above-mentioned planning permissions.

The highway authority would not support the loss of off-road parking should the memorial hall not wish to submit further planning applications as described above to allow the continued use of the existing vehicular access.

Janet Simpson
Assistant Engineer
Highways and Transport
Lancashire County Council

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

