

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

Phone: 0300 123 6780
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Your ref: 03.2024.0740
Our ref: 03.2024.0740
Date: 20.09.2024

For the attention of Lucy Walker

Planning Application No: 3/2024/0740

Grid Ref: 365827 431955

Proposal: Proposed single-storey detached double garage with gym/leisure room attached.

Location: Brigadoon Saccary Lane Mellor BB1 9DW

The plans, highway related information submitted, and history of the site has been viewed and the following comments are made.

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

- The use of the approved gym/leisure room 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.
- The parking areas must be constructed of a bound porous material and created before first occupation up until the lifetime of the dwelling existing in its proposed state. Reason: To ensure that satisfactory parking is provided before the dwelling hereby permitted becomes operative.

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, quoting the location, district and planning application number, to discuss their proposal before any development works begin.

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



Kind regards

Tahira

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

