

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

Phone: 0300 123 6780  
Email: [developeras@lancashire.gov.uk](mailto:developeras@lancashire.gov.uk)  
  
Your ref: 03.2024.0875  
Our ref: 03.2024.0875  
Date: 05.12.2024

**For the attention of Emily Pickup**

**Planning Application No: 3/2024/0875**

**Grid Ref: 376469 434565**

**Proposal: Proposed first-floor extension to side and rear.**

**Location: 14 George Lane Read BB12 7RH**

The plans and highway related documents have been viewed and the following comments are made:

There is an increase in the number of bedrooms with this proposal, from the existing two to three. There is no change in parking standard requirements with this increase and two parking spaces are still being provided on the drive, therefore no objection.

The National Planning Policy Framework (NPPF) states that "Development should only be prevented or refused on highways grounds if there would be an unacceptable impact on highway safety, or the residual cumulative impacts on the road network would be severe" (Paragraph 115). A detailed examination of this application, which included accident analysis, visibility requirements and parking concludes there are no highway grounds to support an objection as set out by NPPF.

Kind regards

Tahira

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