

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

Phone: 0300 123 6780
Email: developeras@lancashire.gov.uk
Your ref: 03.25.0631
Our ref: 03.25.0631
Date: 14.10.2025

For the attention of Lucy Walker

Planning Application No: 3/2025/0631

Grid Ref: 377127 434793

Proposal: Proposed two-storey side extension and the demolition of single-storey garage.

Location: 21 Woodside Road Simonstone BB12 7JG

The plans and information submitted have been viewed and the following comments are made.

Further to the amended consultation, the existing car parking is to remain unchanged; ref. Proposed site plan and car parking plan 7239-P02A submitted, Rev A car parking added 3.10.25, therefore, there is no objection to the proposal, as parking standards requirements are being met for the proposal.

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
Highway Development Control
Highways & Transport
Lancashire County Council