

Ribble Valley Council Offices
Church Walk
Clitheroe
Lancashire
BB7 2RA

Phone: 0300 123 6780
Email: developeras@lancashire.gov.uk

Your ref: 3/2025/0732
Our ref: 3/2025/0732/HDC/KW
Date: 06 October 2025

Location: Eaves House Farm Waddington Road West Bradford BB7 3JF
Proposal: Approval of details reserved by condition 19 (Construction Management Plan) and 22 (Written Building Record) on planning permission 3/2025/0198
Grid Ref: 373282 444679

The Local Highway Authority have the following comments to make based on all the information provided by the applicant to date.

Summary

No objection to the approval of details reserved by condition 19 (construction method statement) of planning permission 3/2025/0069.

Advice to Local Planning Authority

Introduction

The Local Highway Authority (LHA) are in receipt of an application for the approval of details reserved by condition 19 (Construction Management Plan) and 22 (Written Building Record) on planning permission 3/2025/0198 at Eaves House Farm, Waddington Road, West Bradford. The LHA will not comment on condition 22 as this is not highway-related.

Condition 19

No development shall take place, including any works of demolition or site clearance, until a Construction Management Plan (CMP) or Construction Method Statement (CMS) has been submitted to, and approved in writing by the local planning authority. The approved plan/statement shall provide:

- 24 Hour emergency contact number
- Details of the parking of vehicles of site operatives and visitors
- Details of loading and unloading of plant and materials.
- Arrangements for turning of vehicles within the site
- Measures to protect vulnerable road users (pedestrians and cyclists)
- Delivery, demolition, and construction working hours.

The approved Construction Management Plan or Construction Method Statement shall be adhered to throughout the construction period for the development.

Reason: In the interests of the safe operation of the adopted highway during the demolition and construction phases'

Highway Comments:

The Highway Development Control Section of Lancashire County Council has no objections to a discharge of condition 19. The LHA have reviewed the information provided within the construction management plan and the construction method statement and is satisfied with the information provided.

If you have any questions regarding my comments, please do not hesitate to contact me.

Yours sincerely

Kate Walsh

Highway Development Control Technician

Highways and Transport

Lancashire County Council

T: 0300 123 6780

W: www.lancashire.gov.uk