

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

Phone: 0300 123 6780
Email: developeras@lancashire.gov.uk
Your ref: 03.25.0846
Our ref: 03.25.0846
Date: 08.12.2025

For the attention of Lucy Walker

Planning Application No: 3/2025/0846

Grid Ref: 362121 442281

Proposal: Replacement of existing garage/shed with new structure of the same scale and design, with minor alterations to external detailing.

Location: Radcliffe Cottage Goose Lane Chipping PR3 2QB

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

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

There is no objection to the proposal, however, it should be noted that BW0312010 should not be obstructed during construction works.

Kind regards

Tahira

Tahira Akhtar BA (Hons)
Technician
Highway Development Control
Highways & Transport
Lancashire County Council