

Ribble Valley Borough Council
Planning Section
Council Offices
Church Walk
Clitheroe
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Your ref: 03.26.352
Our ref: 03.26.352
Date: 18.06.2026

For the attention of Emily Pickup

Planning Application No: 3/2026/0352

Grid Ref: 376915 434323

Proposal: Proposed dormer extension to both side elevations.

Location: 34 Fountains Avenue Simonstone BB12

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

Lancashire County Council acting as the Local Highway Authority does not raise an objection regarding the proposed development and are of the opinion that the proposed development will not have a significant impact on highway safety or capacity in the immediate vicinity of the site.

The site will retain the existing access and there is no change to parking standards with this proposal. The proposal increases the number of bedrooms from the existing 2 to proposed 3. 2 parking spaces are required for this proposal and these can be achieved within the curtilage of the property. Therefore, no objection on highway grounds.

Kind regards

Tahira

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