

Ribble Valley Borough Council
Planning Section
Council Offices
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Email: developeras@lancashire.gov.uk
Your ref: 3/2026/0457
Our ref: 3/2026/0457/HDC/LB
Date: 09/07/2026

For the attention of Maya Cullen

Location: Bolton Fold Farm, Alston Lane, Longridge, PR3 3BN

Proposal: Proposed erection of additional cow cubicle

1. Recommendation

The Highway Development Control Section of Lancashire County Council has no objections to the planning application.

2. Highway Impact Assessment

With regard to your consultation letter dated 7th July 2026, the following comments are based on the submitted information provided by the applicant to date.

2.1 Site Access

The application site is accessed from Alston Lane, an unclassified road that is maintained at public expense and is subject to a speed limit of 30mph.

There are no plans to alter the existing access.

2.2 Internal Layout

The existing internal layout is to remain unchanged.

2.3 Highway Network Considerations

Public Right of Way (PRoW) footpath's FP0302069 and FP0302068 run through the site and adjacent the proposed cow cubicle. PRoW footpaths must remain clear and free from construction works at all times.

3. Informative note

3.1 The grant of planning permission does not entitle a developer to obstruct a right of way and any proposed stopping-up or diversion of a right of way should be the subject of an Order under the appropriate Act. The applicant should be advised to contact Lancashire County Council's Public Rights of Way section by email on PROW@lancashire.gov.uk, quoting the location, district and planning application number, to discuss their proposal before any development works begin.

4. National Policy Alignment

Paragraph 116 of the National Planning Policy Framework (NPPF) states that:

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" 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, following mitigation, would be severe, taking into account all reasonable future scenarios."

The proposal is therefore considered to accord with the NPPF.

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

Yours sincerely

Luke Brydges
Highways and Transport