

Ribble Valley Borough Council  
Housing & Development Control

Phone:  
Email:

Your ref: 3/2023/0243  
Our ref: D3.2023.0243  
Date: 12<sup>th</sup> May 2023

FAO 

Dear Sir/Madam

Application no: **3/2023/0243**

Address: **19 Eastmoor Drive Clitheroe BB7 1LG**

Proposal: **Removal of existing garage and car port and construction of a single storey side and rear extension including garage to the side.**

The Local Highway Authority have viewed the plans and highway related documents and have the following comments to make:

### **Summary**

#### **No objection subject to conditions**

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, capacity or amenity in the immediate vicinity of the site subject to the following conditions being stated on any approval.

### **Advice to Local Planning Authority**

The Local Highway Authority (LHA) are in receipt of a re-consultation for the proposed single storey extension at 19 Eastmoor Drive, Clitheroe.

The LHA previously responded to the application on 24th April 2023 requesting further information regarding the parking arrangements at the site. Since then, the Agent has provided PD Construction drawing number 1435-102 Rev A titled "Proposed Site Plan." This will be reviewed below.

The LHA are aware that the dwelling will continue to be accessed off Eastmoor Drive which is an unclassified road subject to a 20mph speed limit.

**Lancashire County Council**

  
PO Box 100, County Hall, Preston, PR1 0LD

The LHA have reviewed PD Construction drawing number 1435-102 Rev A titled "Proposed Site Plan" and are aware that 2 car parking spaces can be provided on the driveway following the extension to the access. Therefore, given that the existing and proposed dwelling provides the same number of car parking spaces, the LHA have no objection to the proposal.

### **Conditions**

1. The development hereby permitted shall not be occupied until such time as the parking and turning facilities have been implemented in accordance with PD Construction drawing number 1435-102 Rev A. Thereafter the onsite parking provision shall be so maintained in perpetuity.

REASON: To ensure that adequate off-street parking provision is made to reduce the possibility of the proposed development leading to on-street parking problems locally and to enable vehicles to enter and leave the site in a forward direction in the interests of highway safety and in accordance with the National Planning Policy Framework (2021).

Yours faithfully



Highway Development Control  
Highways and Transport  
Lancashire County Council