

Development Control
Lancashire County Council

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

Your ref: LCC/2024/0011
Our ref: D12/LCC/2024/0011
Date: 22nd May 2024

Dear Sirs

Application no: 2024/0011

Address: 23 Hutton Drive, Burnley, BB12 0TR

Proposal: A change of use from class C3 (dwellinghouse) to class C2 (residential institutions) to enable the property to be used as a home for up to 3 young persons between the ages of 11 and 17 years with no more than 2 carers staying in the property overnight providing care as required

With respect to this application, we would not wish to raise any objections to the to the proposals.

The National Planning Policy Framework (NPPF) states that "*Development should only be prevented or refused on highway 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). My detailed examination of this application, which included accident analysis, assessment of access design, visibility requirements and parking concludes there are no highway grounds to support an objection as set out by NPPF.

Should you wish to discuss the matter further, please do not hesitate to contact me by email or by telephone on 0300 123 6780.

Yours faithfully

Simon Hardie
Highways Development Control
Lancashire County Council

