

Copeland area Planning Department, Cumberland Council

For the attention of Sarah Papaleo

Date: 7 May 2025

Your reference: 4/25/2133/0F1

Dear Sarah Papaleo

CONSULTATION ON PLANNING APPLICATION

Appn: 4/25/2133/0F1
Site Address: THE LION HOTEL, WOODHOUSE ROAD, WHITEHAVEN
Proposal: PROPOSED CHANGE OF USE OF FORMER PUB GROUND FLOOR INTO HMO

Thank you for your consultation on the above Planning Application.

The Local Highway Authority (LHA) and Lead Local Flood Authority (LLFA) can confirm as follows :

Local Highway Authority response:

This location is considered sustainable with good bus services. I note and welcome a bike store in the building which will encourage the use of cycling for short journeys.

I also note that the front paved area is retained with no changes. This area has historically been used as the pub car park and as such there is sufficient parking in the curtilage of the site for the proposed development.

Lead Local Flood Authority response:

The fabric and footprint of the building are unchanged so the surface water drainage remains as per the status quo as well. There will be no impact from the proposal on flood risk.

Conclusion:

The Local Highway Authority (LHA) and Lead Local Flood Authority (LLFA) can confirm that we have no objection to the proposed development as it is considered that it will not have a material effect on existing highway conditions nor will it increase the flood risk on the site or elsewhere.

Advisory Statement

Any works within or near the Highway must be authorised by the Council and no works shall be permitted or carried out on any part of the Highway including Verges, until you are in receipt of an appropriate permit from the LHA Streetworks team.

<https://www.cumberland.gov.uk/parking-roads-and-transport/streets-roads-and-pavements/street-licences-and-permits/street-permit-and-licence-fees-and-charges>

Please be advised that the Highway outside and or adjacent to the proposal must be kept clear and accessible at all times.

Yours sincerely

Shamus Giles

Lead Officer - Flood & Development Management