



RIBBLE VALLEY BOROUGH COUNCIL

Planning Applications decided week ending: 9 December 2022

3/2021/1235 **Ramsgreave** **Grid Reference**
Applications for full consent **366774 431520**
Development Description:
Development Address: The change of use of agricultural land to dog walking area,
Cunliffe Moss Farm Saccary Lane the erection of building to accommodate a dog
Mellor BB1 9DL grooming/rest area and the erection of a field shelter

Decision Date:
08/12/2022

Officer: Adrian Dowd
Decision Type: APPROVED WITH CONDITIONS

3/2022/0426 **Newsholme and Paythorne** **Grid Reference**
Applications for full consent **385025 452161**
Development Description:
Development Address: Proposed conversion of barn to domestic and construction
Slack Farm Settle Road Newsholme of link extension between barn and house.
BB7 4JF

Decision Date:
05/12/2022

Officer: Kathryn Hughes
Decision Type: APPROVED WITH CONDITIONS

3/2022/0546 **Clitheroe** **Grid Reference**
Application for tree works **375164 442882**
Development Description:
Development Address: Prune limb of sycamore T1 overhanging rear of new
Land adj Kiln Close Clitheroe BB7 property. Prune limb of sycamore T2. Fell sycamore T3.
2EQ Crown reduce sycamore T4 (Sycamore) retain and prune
tree to reduce height and spread of canopy.

Decision Date:
06/12/2022

Officer: David Hewitt
Decision Type: APPROVED NO CONDITIONS

3/2022/0642 **Clitheroe** **Grid Reference**
Applications for full consent **373096 441547**
Development Description:
Development Address: Retention of unauthorised shed in rear garden.
2 Vicarage Close Clitheroe BB7
2RN

Decision Date:
09/12/2022

Officer: Sarah Heppell
Decision Type: APPROVED WITH CONDITIONS

3/2022/0804 **Simonstone** **Grid Reference**
Applications for full consent **377305 435185**
Development Description:
Development Address: Front extension to incorporate porch canopy and entrance
Bridleway Whins Lane Simonstone with gallery above along with living room and bedroom
BB12 7QT addition. Side bungalow extension and rear single storey
extensions with link to existing garage.

Decision Date:
07/12/2022

Officer: Sarah Heppell
Decision Type: APPROVED WITH CONDITIONS

Planning Applications decided week ending: 9 December 2022

3/2022/0806 **Billington and Langho** **Grid Reference**
 Certificate of Lawfulness - Proposed **Development Description:** 370696 433583
Decision Date: **Development Address:** Certificate of Lawful development for a proposed creation of
 06/12/2022 Hyburn Snodworth Road Langho a new access
 Lancashire BB6 8DR
Officer: Mark Waleczek
Decision Type: PERMISSION NOT REQUIRED

3/2022/0814 **Clitheroe** **Grid Reference**
 Applications for full consent **Development Description:** 374176 440874
Decision Date: **Development Address:** Proposed erection of a single storey shed in the rear
 06/12/2022 19 Primula Crescent Clitheroe BB7 garden.
 1FG
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0847 **Newton** **Grid Reference**
 Applications for full consent **Development Description:** 369240 451369
Decision Date: **Development Address:** Proposed single storey extension.
 05/12/2022 Crawshaw Farm Back Lane
 Newton-in-Bowland BB7 3EE
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0855 **West Bradford** **Grid Reference**
 Applications for full consent **Development Description:** 374400 444355
Decision Date: **Development Address:** Proposed two storey side extension with single storey to
 09/12/2022 Millhouse Clitheroe Road West rear to create additional living accommodation.
 Bradford Lancashire BB7 4SH
Officer: Kathryn Hughes
Decision Type: APPROVED WITH CONDITIONS

3/2022/0866 **Bolton-by-Bowland, Gisburn Forest and Sawley** **Grid Reference**
 Applications for full consent **Development Description:** 376222 450125
Decision Date: **Development Address:** Proposed extension of the existing farmhouse into the
 05/12/2022 Lower Heights Barret Hill Brow attached barn to provide additional living accommodation.
 Bolton By Bowland BB7 4PQ Removal of the roof of the existing agricultural building and
 demolition of part of the walls to form an outdoor walled
 living area and conversion of the existing detached
 outbuilding to an annex.
Officer: Kathryn Hughes
Decision Type: APPROVED WITH CONDITIONS

3/2022/0870 **Osbaldeston** **Grid Reference**
 Discharge of Conditions **Development Description:** 365104 433429
Decision Date: **Development Address:** Discharge of Condition 4 (Walling and roofing materials) of
 05/12/2022 Oxendale Hall Osbaldeston Lane planning permission 3/2020/0057.
 Osbaldeston BB2 7LZ
Officer: Adrian Dowd
Decision Type: APPROVED NO CONDITIONS

3/2022/0876	Chipping Applications for full consent Development Address: Out Lane Head Cottage Chipping PR3 2NQ	Development Description: Proposed two storey rear extension to rear. Single storey extension to link cottage to annex. Removal of existing single storey extension to annex and replacement with new single storey extension.	Grid Reference 360479 443838
Decision Date: 05/12/2022	Officer: Ben Taylor		
Decision Type:	REFUSED		
3/2022/0877	West Bradford Applications for full consent Development Address: Westfield House Grindleton Road West Bradford BB7 4SZ	Development Description: Proposed alterations to include new porch, raising of the existing main section of the house roof to create further living accommodation, window alterations and repositioning of the solar panels.	Grid Reference 374385 444671
Decision Date: 09/12/2022	Officer: Ben Taylor		
Decision Type:	APPROVED WITH CONDITIONS		
3/2022/0901	Horton Applications for full consent Development Address: Rowan Bank Horton in Craven Horton Lancashire BD23 3JX	Development Description: Proposed modern steel framed agricultural building for housing livestock	Grid Reference 387224 450299
Decision Date: 09/12/2022	Officer: Kathryn Hughes		
Decision Type:	APPROVED WITH CONDITIONS		
3/2022/0904	Osbaldeston Discharge of Conditions Development Address: Oxendale Hall Osbaldeston Lane Osbaldeston BB2 7LZ	Development Description: Discharge of Condition 2 (Walling and roofing materials) from listed building consent 3/2020/0058.	Grid Reference 365104 433429
Decision Date: 05/12/2022	Officer: Adrian Dowd		
Decision Type:	APPROVED WITH CONDITIONS		
3/2022/0913	Gisburn Applications for full consent Development Address: Little Dudlands Farm Rimington Lane Rimington BB7 4EA	Development Description: Retention and regularisation of unauthorised kennels 6.5m x 3m and stables 6.2 m x 3m.	Grid Reference 380857 446573
Decision Date: 08/12/2022	Officer: Kathryn Hughes		
Decision Type:	APPROVED WITH CONDITIONS		
3/2022/0915	West Bradford Applications for full consent Development Address: Three Rivers Woodland Park Moor Lane West Bradford Clitheroe BB7 3JG	Development Description: Retention of unauthorised lean to providing covered area and storage area to existing outdoor seating area.	Grid Reference 373644 445217
Decision Date: 05/12/2022	Officer: Kathryn Hughes		
Decision Type:	APPROVED NO CONDITIONS		

3/2022/0916 **Bolton-by-Bowland, Gisburn Forest and Sawley** **Grid Reference**
 Applications for full consent **Development Description:** 377293 448040
Decision Date: **Development Address:** Construction of a concrete slurry tower with conical roof to
 08/12/2022 Hague Farm Bolton by Bowland store cattle slurry.
 Road Bolton by Bowland BB7 4NJ
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0924 **Salesbury** **Grid Reference**
 Applications for full consent **Development Description:** 368019 432896
Decision Date: **Development Address:** Proposed demolition of rear garage.Replacement rear
 08/12/2022 7 Clayton Grove Copster Green BB1 extension with new rooflights. Dormer extension and
 9HJ window alterations. Resubmission of 3/2021/0770.
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0929 **Clitheroe** **Grid Reference**
 Applications for full consent **Development Description:** 374889 441696
Decision Date: **Development Address:** Proposed demolition of existing single storey rear
 08/12/2022 17 Spa Garth Clitheroe BB7 1JD conservatory and erection of single storey and two storey
 rear extensions, including associated external works.
 (Resubmission of 3/2022/0244)
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0933 **Aighton, Bailey & Chaigley** **Grid Reference**
 Applications for full consent **Development Description:** 368885 440384
Decision Date: **Development Address:** Proposed single storey flat roof rear extension.
 06/12/2022 Lowfield Cottage Birdy Brow
 Clitheroe BB7 9QY
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/0934 **Clayton-le-Dale** **Grid Reference**
 Certificate of Lawfulness - Proposed **Development Description:** 366293 435536
Decision Date: **Development Address:** Proposed installation of a 16.2kw (40 panels) solar panel
 09/12/2022 De Tabley Barn Blackburn Road system to the existing south west facing slate roof of De
 Ribchester PR3 3ZQ Tabley Barn.
Officer: Sarah Heppell
Decision Type: PERMISSION NOT REQUIRED

3/2022/0975 **Whalley** **Grid Reference**
 Applications for full consent **Development Description:** 373404 436561
Decision Date: **Development Address:** Variation of Condition 2 (Plans) to retain garage and build a
 09/12/2022 17 Clitheroe Road Whalley smaller extension and remove Condition 6 (Drainage) of
 Lancashire BB7 9AA planning application 3/2013/0584.
Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS

3/2022/1005 **Chatburn** **Grid Reference**
 Applications for full consent 376902 444025
Development Description:
 Proposed erection of two new dwellings and garages to
Development Address: incorporate site redesign of previously approved application
 Land off Clough Bank Lane 3/2018/0407. Resubmission of refused application
 Chatburn BB7 4AW 3/2022/0399.

Decision Date:
08/12/2022

Officer: Stephen Kilmartin
Decision Type: APPROVED WITH CONDITIONS

3/2022/1023 **Waddington** **Grid Reference**
 Application for tree works in a conser 372954 443633
Development Description:
Development Address: Removal of Weeping Ash Tree due to ash dieback.
 Brook Lodge Clitheroe Road
 Waddington BB7 3HN

Decision Date:
05/12/2022

Officer: Alex Shutt
Decision Type: APPROVED WITH CONDITIONS

3/2022/1043 **Newsholme and Paythorne** **Grid Reference**
 Application for tree works 382579 451917
Development Description:
Development Address: Tree Works as per Tree Risk Management Report dated
 Ribble Valley Country & Leisure 25/10/22.
 Park Paythorne BB7 4ER

Decision Date:
06/12/2022

Officer: David Hewitt
Decision Type: APPROVED WITH CONDITIONS

3/2022/1050 **Wilpshire** **Grid Reference**
 Application for tree works 368803 432247
Development Description:
Development Address: Tree Works - Four Tree's to be felled T481 (Birch), T479 ad
 Land adjacent to 9, 12 and 14 The T480 (Sycamore) and T484 (Holly).
 Grange Wilpshire Blackburn BB1
 9JU

Decision Date:
06/12/2022

Officer: David Hewitt
Decision Type: APPROVED WITH CONDITIONS

3/2022/1085 **Ribchester** **Grid Reference**
 Discharge of Conditions 363616 437913
Development Description:
Development Address: Discharge of Conditions 3 (Materials) and 4 (PV Panels) of
 Land adj Manor Croft Glen Avenue planning application 3/2022/0600.
 Ribchester PR3 2ZQ

Decision Date:
08/12/2022

Officer: Stephen Kilmartin
Decision Type: APPROVED WITH CONDITIONS

3/2022/1095 **Mellor** **Grid Reference**
 Application for tree works 366338 432086
Development Description:
Development Address: G1 (Oak & Ash) to side prune to achieve a safety clearance
 Land Adjacent to Throstle Nest of 3m. G2 (2xOak) to crown reduce by 3m. T1 (Ash) to be
 Saccary Lane Mellor BB1 9DW and felled. G3 (Oak & Ash) to side prune (Alder & Birch) to
 The Rann Woodland Saccary Lane crown reduce by 3m. G4 (Lime, Beech, Sycamore) to side
 Mellor BB1 9DL prune by 2-3m (Laurel, Beech, cypress) crown reduce by
 2-3m.

Decision Date:
05/12/2022

Officer: Alex Shutt
Decision Type: APPROVED WITH CONDITIONS

Planning Applications decided week ending: 9 December 2022

3/2022/1108

Clitheroe

Non-Material amendment

Decision Date:
08/12/2022

Development Address:

Land at Chatburn Road Clitheroe
BB7 2EQ

Development Description:

Non material amendment of planning application
3/2017/0653. Amendments to the approved footbridge
detail drawing and approved detailed landscape drawings.

Grid Reference

375227 443018

Officer:

Stephen Kilmartin

Decision Type:

APPROVED WITH CONDITIONS
