



email: planning@ribblevalley.gov.uk

tel: 01200 425111

www.ribblevalley.gov.uk

Please note the following types of application are not for consultation - Agricultural Determinations, Discharge of Conditions, Certificates of Lawfulness, Non-Material Amendments, Observations to Another Authority and Screening Opinions

Planning Applications received week ending: 15 August 2025

Comments By: 5 September 2025

3/2025/0426	Applications for full consent	Development Description:	Grid Reference 370890 433056
DATE VALID: 11/08/2025	Development Address: Land to the east of York Road Langho opposite junction with Snodworth Road	Proposed erection of an agricultural building measuring 3m x 7m with a maximum height of 2.5m.	
Officer:	Kathryn Hughes 01200 425111		
3/2025/0562	Applications for full consent	Development Description:	Grid Reference 372216 443262
DATE VALID: 21/07/2025	Development Address: Wyncongill Farm Holden Lane Bolton-by-Bowland Clitheroe BB7 4LZ	Construction of a steel frame agricultural building to accommodate 4 robotic milking stations. Installation of solar panels on an existing building.	
Officer:	Emily Pickup 01200 425111		
3/2025/0572	Discharge of Conditions	Development Description:	Grid Reference 374637 437491
DATE VALID: 07/08/2025	Development Address: 23 Pendleton Road Wiswell BB7 9DD	Approval of details reserved by condition 6 (surfacing and marking out of car park) of planning permission 3/2024/0234.	
Officer:	Emily Pickup 01200 425111		
3/2025/0579	Application for tree works in a conser	Development Description:	Grid Reference 360518 437312
DATE VALID: 07/08/2025	Development Address: Longridge Library Berry Lane Longridge PR3 3JA	Side reduction to boundary line, crown clean, dead wood of 1 x Oak Tree.	
Officer:	Alex Shutt 01200 425111		
3/2025/0591	Applications for full consent	Development Description:	Grid Reference 373687 439601
DATE VALID: 11/08/2025	Development Address: Long Acre Whalley Road Pendleton Lancashire BB7 1PP	Proposed single storey rear extension with internal remodelling at ground floor	
Officer:	Emily Pickup 01200 425111		
3/2025/0595	Discharge of Conditions	Development Description:	Grid Reference 373281 441769
DATE VALID: 08/08/2025	Development Address: Land off Union Street Clitheroe	Approval of details reserved by condition 26 (Surface water management) and condition 27 (investigation of culverted watercourse) on planning permission 3/2017/0573	
Officer:	Stephen Kilmartin 01200 425111		

3/2025/0600**DATE VALID:**
06/08/2025**Officer:**

Discharge of Conditions
Development Address:
 Eaves House Farm Waddington
 Road West Bradford BB7 3JF

Ben Taylor
 01200 425111

Development Description:

Approval of details reserved by conditions 14 (landscaping scheme) and 16 (bird/bat boxes) on planning permission 3/2025/0198

Grid Reference

373282 444679

3/2025/0616**DATE VALID:**
07/08/2025**Officer:**

Applications for full consent
Development Address:
 36 Painter Wood Whalley Old Road
 Billington BB7 9JD

Emily Pickup
 01200 425111

Development Description:

Regularisation of landscaping and engineering works to create extended parking area to front and terracing at the rear.

Grid Reference

372760 435573

3/2025/0618**DATE VALID:**
04/08/2025**Officer:**

Application for tree works in a conser
Development Address:
 4 St Nicholas Mews Sabden
 Lancashire BB7 9HU

David Hewitt
 01200 425111

Development Description:

Fell Holly tree

Grid Reference

377926 437524

3/2025/0619**DATE VALID:**
07/08/2025**Officer:**

Application for tree works in a conser
Development Address:
 16 Dilworth Lane Longridge Preston
 PR3 3SU

Alex Shutt
 01200 425111

Development Description:

Removal of Sycamore Maple tree in back garden.

Grid Reference

360823 437330

3/2025/0620**DATE VALID:**
07/08/2025**Officer:**

Discharge of Conditions
Development Address:
 The Tyremen 28-30 Parson Lane
 Clitheroe BB7 2JP

Stephen Kilmartin
 01200 425111

Development Description:

Approval of details reserved by condition 6 (Construction Method Statement) on planning permission 3/2023/0789

Grid Reference

374198 441812

3/2025/0622**DATE VALID:**
07/08/2025**Officer:**

Non-Material amendment
Development Address:
 Lower Abbott House Abbott Brow
 Mellor BB2 7HU

Lucy Walker
 01200 425111

Development Description:

Non-material amendment to planning permission 3/2022/0449 involving window and door openings to regularise as built arrangement.

Grid Reference

364795 431645

3/2025/0623**DATE VALID:**
08/08/2025**Officer:**

Prior notification of proposed larger h
Development Address:
 Gleneagles Clitheroe Road Whalley
 BB7 9AQ

Lucy Walker
 01200 425111

Development Description:

Prior notification for demolition of existing conservatory and construction of proposed single-storey rear extension 6m long, 4.2m wide, 2.6m high to eaves and 3.5m high to ridge under Part 1 Class A of the GDPO.

Grid Reference

373547 437729

3/2025/0624

DATE VALID:
08/08/2025

Officer:

Application for tree works in a conser
Development Address:
13 Castle Street Clitheroe BB7 2BT

Alex Shutt
01200 425111

Development Description:

To fell 2 Ash Trees at rear of property

Grid Reference

374300 441801

3/2025/0625

DATE VALID:
08/08/2025

Officer:

Variation of Condition
Development Address:
Land at Higher Standen Farm and
Part Littlemoor Farm Clitheroe

Stephen Kilmartin
01200 425111

Development Description:

Application to vary condition 62 (provision of vehicle, pedestrian and cycling accesses to the local retail centre) of planning permission 3/2015/0895 to allow the dwelling trigger to increase to 750 occupied dwellings.

Grid Reference

374918 440647

3/2025/0626

DATE VALID:
05/08/2025

Officer:

Discharge of Conditions
Development Address:
Northcote Hotel Northcote Road
Langho BB6 8BE

Stephen Kilmartin
01200 425111

Development Description:

Approval of details reserved by condition 4 (Construction method statement) of planning permission 3/2025/0260

Grid Reference

370624 434874

3/2025/0628

DATE VALID:
11/08/2025

Officer:

Discharge of Conditions
Development Address:
Land off Pendle Drive Calderstones
Park Whalley Lancashire

Stephen Kilmartin
01200 425111

Development Description:

Approval of details reserved by condition 7 (Verification Reports) on planning permission 3/2014/0717.

Grid Reference

372073 437327

3/2025/0629

DATE VALID:
11/08/2025

Officer:

Discharge of Conditions
Development Address:
Nearfield Eastham Street Clitheroe
Lancashire BB7 2HY

Stephen Kilmartin
01200 425111

Development Description:

Approval of details reserved by condition 4 (submit full details of proposed roof mounted photovoltaic panels) on planning permission 3/2025/0393.

Grid Reference

374216 442445

3/2025/0630

DATE VALID:
08/08/2025

Officer:

Certificate of Lawfulness - Proposed
Development Address:
1 Pasture Grove Whalley BB7 9SJ

Lucy Walker
01200 425111

Development Description:

Certificate of lawfulness for proposed loft conversion and rear dormer

Grid Reference

372342 437310