

Ribble Valley Borough Council

Council Offices
Church Walk
Clitheroe BB7 2RA



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

Planning Applications received week ending: 30 January 2026

Comments By: 20 February 2026

3/2025/0940	Certificate of Lawfulness - Existing	Development Description:	Grid Reference 366183 433061
DATE VALID: 12/01/2026	Development Address: Land north of Le Dale Mobile Home Park Longsight Road Clayton le Dale BB1 9EX	Certificate of Lawfulness for existing use as ad hoc storage for the mobile home park.	
Officer:	Kathryn Hughes 01200 425111		
3/2025/0959	Applications for full consent	Development Description:	Grid Reference 377888 437595
DATE VALID: 19/01/2026	Development Address: 11 Clitheroe Road Sabden BB7 9HD	Proposed two storey side extension, single storey rear extension and widening of the existing driveway.	
Officer:	Emily Pickup 01200 425111		
3/2025/0980	Applications for full consent	Development Description:	Grid Reference 373732 442109
DATE VALID: 26/01/2026	Development Address: 33 Shipton Road Clitheroe BB7 2RZ	Regularisation of conversion of garage to living space with new window and door.	
Officer:	Emily Pickup 01200 425111		
3/2025/0988	Applications for full consent	Development Description:	Grid Reference 373414 436507
DATE VALID: 22/01/2026	Development Address: Rodhill 10 Clitheroe Road Whalley BB7 9AB	Proposed loft conversion with dormer extension and replacement including extension of single storey rear infill extension and associated works including sash window replacement.	
Officer:	Lucy Walker 01200 425111		
3/2026/0002	Applications for full consent	Development Description:	Grid Reference 372789 443487
DATE VALID: 26/01/2026	Development Address: 10 Pinder Close Waddington BB7 3LF	Proposed single-storey rear extension, alterations to the front porch and adjacent roofs and two-storey side extension above the existing garage.	
Officer:	Emily Pickup 01200 425111		

For Parish Councils the above is for information only, you should take the date on the notification email sent to you as the start of the 21 day consultation period .

Planning Applications received week ending: 30 January 2026
Comments By: 20 February 2026

3/2026/0017	Applications for full consent	Development Description:	Grid Reference 373287 436273
DATE VALID: 27/01/2026	Development Address: 2 George Street Whalley BB7 9TH	Retrospective consent for proposed new double garage on the site of previously approved garage.	
Officer:	Emily Pickup 01200 425111		
3/2026/0027	Non-Material amendment	Development Description:	Grid Reference 375197 441551
DATE VALID: 21/01/2026	Development Address: Land at Highmoor Farm Clitheroe BB7 1PN	Non material amendment to application 3/2020/0601 to amend the wording of conditions 12, 13 and 17 to include a reference of the approved access drawing.	
Officer:	Lyndsey Hayes 01200 425111		
3/2026/0034	Alter or Extend a Listed Building	Development Description:	Grid Reference 367450 451855
DATE VALID: 26/01/2026	Development Address: Oxenhurst Farm Back Lane Slaidburn Clitheroe BB7 3EE	Listed Building Consent to replace existing windows with new double-glazed windows.	
Officer:	Ben Taylor 01200 425111		
3/2026/0036	Certificate of Lawfulness - Existing	Development Description:	Grid Reference 365601 431033
DATE VALID: 19/01/2026	Development Address: Abbott Delph, Abbott Brow, Mellor, BB2 7HU	Certificate of Lawfulness for existing caravan storage and fixed storage shed.	
Officer:	Kathryn Hughes 01200 425111		
3/2026/0040	Alter or Extend a Listed Building	Development Description:	Grid Reference 375906 445495
DATE VALID: 27/01/2026	Development Address: Duke of York Inn Grindleton Brow Grindleton BB7 4QR	Listed Building Consent for replacement of front door, retrospective removal of oil- based paint from stone dressings and retrospective ad hoc lime pointing. Retrospective replacement of render on south-west gable and reinstatement of two blocked windows in south-west elevation of rear wing.	
Officer:	Ben Taylor 01200 425111		
3/2026/0041	Application for tree works in a conser	Development Description:	Grid Reference 376730 444038
DATE VALID: 19/01/2026	Development Address: Holly Bank 8 Crow Trees Brow Chatburn BB7 4AA	Crown reduce elm tree by approx. 30% to avoid telephone wire.	
Officer:	David Hewitt 01200 425111		

Planning Applications received week ending: 30 January 2026
Comments By: 20 February 2026

3/2026/0043

DATE VALID:
28/01/2026

Applications for full consent
Development Address:
7 Springdale Road Langho BB6 8ER

Officer:

Lucy Walker
01200 425111

Development Description:

Proposed demolition of existing rear lean-to extension and construction of rear single-storey flat-roof extension.

Grid Reference

370234 433757

3/2026/0044

DATE VALID:
21/01/2026

Application for tree works in a conser
Development Address:
Fair View Pendleton Road Wiswell
BB7 9BU

Officer:

David Hewitt
01200 425111

Development Description:

Norway Maple (T8) to be felled and Beech (T1) to be felled.

Grid Reference

374593 437433

3/2026/0046

DATE VALID:
28/01/2026

Applications for full consent
Development Address:
Gleneagles Clitheroe Road Whalley
BB7 9AQ

Officer:

Lucy Walker
01200 425111

Development Description:

Proposed demolition of existing conservatory and construction of single-storey rear extension.

Grid Reference

373547 437729

3/2026/0047

DATE VALID:
21/01/2026

Certificate of Lawfulness - Proposed
Development Address:
Pinfold Farm Preston Road
Ribchester PR3 3YD

Officer:

Lucy Walker
01200 425111

Development Description:

Certificate of Lawfulness for proposed new detached garage with gym and office to the rear of the existing bungalow.

Grid Reference

363773 436337

3/2026/0049

DATE VALID:
27/01/2026

Applications for full consent
Development Address:
11 St Peters Close Clayton le Dale
BB1 9HH

Officer:

Lucy Walker
01200 425111

Development Description:

Demolition of existing side car port with erection of single-storey rear extension and two-storey side extension with integral garage.

Grid Reference

367748 432819

3/2026/0050

DATE VALID:
23/01/2026

Application in principle
Development Address:
Land adj Preston Road Ribchester
PR3 3XL

Officer:

Maya Cullen
01200 425111

Development Description:

Permission in principle for erection of up to two dwellings.

Grid Reference

364726 435655

Planning Applications received week ending: 30 January 2026

Comments By: 20 February 2026

3/2026/0052	Application in principle Development Address: Land at Woone Lane Clitheroe BB7 1BJ	Development Description: Application in principle for residential development of up to 9 dwellings.	Grid Reference 373957 441112
DATE VALID: 23/01/2026			
Officer:	Ben Taylor 01200 425111		
3/2026/0055	Discharge of Conditions Development Address: 1-3 Windy Street Chipping PR3 2GD	Development Description: Approval of details reserved by condition 5 (window schedule) on Listed Building Consent 3/2024/0543.	Grid Reference 362272 443289
DATE VALID: 23/01/2026			
Officer:	Kathryn Hughes 01200 425111		
3/2026/0057	Application for tree works in a conser Development Address: Slaidburn Estate Rock House Town End Slaidburn BB7 3EP	Development Description: Fell trees TO23, TO24, TO47, TO48, GO73, GO83, TO59, and TO60. Crown lift trees GO49 (3m), TO29 (5.2m), GO64 + GO62 (3m), GO63 (5.2m), GO72 (5.2m). Target pruning/select limb removal of TO22, TO25, TO26 + TO49. Remove dead tree TO28 and dead stem on TO46. Sever ivy at base of TO50.	Grid Reference 371018 452498
DATE VALID: 26/01/2026			
Officer:	David Hewitt 01200 425111		
3/2026/0063	Non-Material amendment Development Address: 3 Church Street Clitheroe BB7 2DD	Development Description: Non material amendment to application 3/2025/0231 involving the movement of a proposed rear door and window.	Grid Reference 374397 441941
DATE VALID: 27/01/2026			
Officer:	Emily Pickup 01200 425111		
3/2026/0064	Discharge of Conditions Development Address: Eastham House Barn Clitheroe Road Mitton BB7 9PH	Development Description: Approval of details reserved by conditions 4 (Biodiversity Gain Plan), 5 (Landscape/Habitat Management and Monitoring Plan) and 9 (Bird and Bat Boxes) on planning permission 3/2025/0761.	Grid Reference 371159 439884
DATE VALID: 28/01/2026			
Officer:	Maya Cullen 01200 425111		
3/2026/0069	Applications for full consent Development Address: 29 Pendleton Road Wiswell BB7 9DD	Development Description: Proposed alterations including two-storey extension to side.	Grid Reference 374686 437531
DATE VALID: 28/01/2026			
Officer:	Lucy Walker 01200 425111		

Planning Applications received week ending: 30 January 2026
Comments By: 20 February 2026

3/2026/0070

DATE VALID:
28/01/2026

Officer:

Discharge of Conditions
Development Address:
Lovely Hall Lovely Hall Lane Copster
Green BB1 9EQ

Kathryn Hughes
01200 425111

Development Description:

Approval of details reserved by conditions 5 (roof materials), 6 (roof vent), 7 (archaeological record) and 8 (mitigation measures for bats) of planning permission 3/2024/0768.

Grid Reference

367850 433542

3/2026/0072

DATE VALID:
28/01/2026

Officer:

Discharge of Conditions
Development Address:
Glendene Barker Lane Mellor BB2
7EE

Lucy Walker
01200 425111

Development Description:

Approval of details reserved by condition 5 (Construction Management Plan) on planning permission 3/2025/0607.

Grid Reference

366962 430765

3/2026/0074

DATE VALID:
30/01/2026

Officer:

Application in principle
Development Address:
Land to the south of Elker Meadows
Elker Lane Billington BB7 9YB

Lucy Walker
01200 425111

Development Description:

Permission in principle for development of up to 9 no. bungalows for the over 55 age group.

Grid Reference

371936 435549