



RIBBLE VALLEY BOROUGH COUNCIL

Council Offices
Church Walk
Clitheroe BB7 2RA

Planning Applications decided week ending: 22 May 2026

3/2025/0938	Clayton-le-Dale	Grid Reference
	Variation of Condition	365686 432179
Decision Date:	Development Address:	Development Description:
22/05/2026	Hawkshaw Farm Longsight Road Clayton le Dale BB2 7JA	Variation of Condition 4 (visitor management plan/noise attenuation for Scare Kingdom) of planning permission 3/2017/0323 to allow use of acoustic fence and tree planting instead of temporary wall of straw bales.
Officer:	Lucy Walker	
Decision Type:	APPROVED WITH CONDITIONS	

3/2026/0067	Simonstone	Grid Reference
	Applications for full consent	377272 434683
Decision Date:	Development Address:	Development Description:
19/05/2026	33 Carleton Avenue Simonstone BB12 7JA	Proposed side dormer.
Officer:	Emily Pickup	
Decision Type:	APPROVED WITH CONDITIONS	

3/2026/0165	Thornley-with-Wheatley	Grid Reference
	Applications for full consent	360311 438775
Decision Date:	Development Address:	Development Description:
19/05/2026	1 Cockleach Cottages Chipping Road Longridge PR3 2NB	Proposed erection of detached garage/carport.
Officer:	Anna Robinson	
Decision Type:	REFUSED	

3/2026/0173	Clitheroe	Grid Reference
	Applications for full consent	374309 442372
Decision Date:	Development Address:	Development Description:
21/05/2026	26 Hawthorne Place Clitheroe BB7 2HU	Proposed single storey rear extension and alterations to land levels including erection of retaining wall.
Officer:	Anna Robinson	
Decision Type:	APPROVED WITH CONDITIONS	

3/2026/0178	Mellor	Grid Reference
	Discharge of Conditions	366124 430211
Decision Date:	Development Address:	Development Description:
20/05/2026	Lower Reaps Farm Whinney Lane Mellor BB2 7EL	Approval of details reserved by condition 7 (ABR and Method Statement) on Listed Building Consent 3/2025/0508.
Officer:	Maya Cullen	
Decision Type:	APPROVED WITH CONDITIONS	

3/2026/0179 **Mellor**
 Discharge of Conditions
Development Description: **Grid Reference**
 366124 430211
Decision Date: **Development Address:**
 20/05/2026 Lower Reaps Farm Whinney Lane
 Mellor BB2 7EL
Officer: Maya Cullen
Decision Type: APPROVED WITH CONDITIONS

3/2026/0186 **BIL**
 Certificate of Lawfulness - Proposed
Development Description: **Grid Reference**
 370988 433602
Decision Date: **Development Address:**
 22/05/2026 Regina 21 Whalley Old Road
 Langho BB6 8DU
Officer: Anna Robinson
Decision Type: PERMISSION NOT REQUIRED

3/2026/0193 **Bowland with Leagram**
 Certificate of Lawfulness - Existing
Development Description: **Grid Reference**
 363967 444052
Decision Date: **Development Address:**
 20/05/2026 The Old Smithy Dinkling Green
 Lane Chipping PR3 2QS
Officer: Anna Robinson
Decision Type: APPROVED NO CONDITIONS

3/2026/0201 **Sabden**
 Applications for full consent
Development Description: **Grid Reference**
 377541 437328
Decision Date: **Development Address:**
 22/05/2026 123 Whalley Road Sabden BB7 9EA
Officer: Emily Pickup
Decision Type: APPROVED WITH CONDITIONS

3/2026/0219 **Salesbury**
 Certificate of Lawfulness - Proposed
Development Description: **Grid Reference**
 367603 434017
Decision Date: **Development Address:**
 22/05/2026 Fairview Manor Road Copster
 Green BB1 9EP
Officer: Anna Robinson
Decision Type: PERMISSION NOT REQUIRED

3/2026/0231 **Chatburn**
 Applications for full consent
Development Description: **Grid Reference**
 376705 444023
Decision Date: **Development Address:**
 19/05/2026 High Beech House 8a Crow Trees
 Brow Chatburn BB7 4AA
Officer: Emily Pickup
Decision Type: APPROVED WITH CONDITIONS

3/2026/0234 **Clitheroe**
 Certificate of Lawfulness - Proposed
Development Address: 17 Green Drive Clitheroe BB7 2BB
Decision Date: 22/05/2026

Development Description:
 Certificate of Lawfulness for proposed dormer extension to side and internal alterations.

Grid Reference 375261 442770

Officer: Anna Robinson
Decision Type: PERMISSION NOT REQUIRED

3/2026/0256 **Whalley**
 Applications for full consent
Development Address: 36 Moor Field Whalley BB7 9SA
Decision Date: 22/05/2026

Development Description:
 Proposed change of use of a dwelling house (C3) to a children's home (C2) for up to 2 young people between the age of 8 and up to 18.

Grid Reference 372710 436972

Officer: Maya Cullen
Decision Type: REFUSED

3/2026/0260 **Aighton, Bailey & Chaigley**
 Application in principle
Development Address: Land at The Warren Warren Fold Hurst Green BB7 9QH
Decision Date: 21/05/2026

Development Description:
 Permission in principle for a minimum of 1 and a maximum of 3 dwellings.

Grid Reference 368573 438134

Officer: Maya Cullen
Decision Type: REFUSED

3/2026/0272 **Billington and Langho**
 Application for tree works
Development Address: 8 Netherwood Gardens Brockhall Village Old Langho BB6 8HR
Decision Date: 22/05/2026

Development Description:
 Proposed removal of 6 lower branches of T1 (beech) and T2 (beech) trees.

Grid Reference 369878 436480

Officer: Alex Shutt
Decision Type: APPROVED WITH CONDITIONS

3/2026/0307 **Slaidburn & Easington**
 Agricultural determination
Development Address: Fells Farm Wigglesworth Road Slaidburn BD23 4SY
Decision Date: 22/05/2026

Development Description:
 Prior notification for proposed agricultural building under Part 6 Class A of the GDPO.

Grid Reference 375653 453578

Officer: Ben Taylor
Decision Type: REFUSED

3/2026/0361 **Bolton-by-Bowland, Gisburn Forest and Sawley**
 Non-Material amendment
Development Address: Laneside House Sawley Old Brow Sawley BB7 4LF
Decision Date: 22/05/2026

Development Description:
 Non-material amendment to planning permission 3/2025/0735 involving changes to the proposed summer house/changing room. Substitution of horizontal composite cladding with rubber roof for approved vertical timber cladding with felt roof.

Grid Reference 377787 446711

Officer: Ben Taylor
Decision Type: APPROVED WITH CONDITIONS