



RIBBLE VALLEY BOROUGH COUNCIL

Council Offices
Church Walk
Clitheroe BB7 2RA

Planning Applications decided week ending: 25 September 2026

3/2026/0421	Chipping Alter or Extend a Listed Building	Development Description: Listed Building Consent for proposed new stair and first floor within a portion of the main hall, insertion of glazing in wall to create viewing gallery and insertion of secondary glazing to three existing windows.	Grid Reference 362125 443200
Decision Date: 24/09/2026	Development Address: Chipping Congregational Church Garstang Road Chipping PR3 2QH		
Officer: Decision Type:	Maya Cullen APPROVED WITH CONDITIONS		
3/2026/0434	Hothersall Variation of Condition	Development Description: Variation of conditions 2 (approved plans) and 6 (parking provision) to increase the roof height of the approved garage, provide an external staircase and include 7 no. rooflights to facilitate first floor office space on planning permission 3/2025/0614 for change of use of the existing dwellinghouse (C3) to a small children's residential home (C2).	Grid Reference 361561 437175
Decision Date: 24/09/2026	Development Address: Higher College Farm Lower Road Longridge PR3 2YY		
Officer: Decision Type:	Maya Cullen APPROVED WITH CONDITIONS		
3/2026/0512	Clitheroe Certificate of Lawfulness - Proposed	Development Description: Certificate of Lawfulness for proposed replacement of existing single-glazed arched windows within the main hall with like-for-like double-glazed windows.	Grid Reference 374452 442021
Decision Date: 22/09/2026	Development Address: St Marys Centre Community Hall Church Street Clitheroe BB7 2DG		
Officer: Decision Type:	Lottie Hargreaves PERMISSION NOT REQUIRED		
3/2026/0519	Clitheroe Applications for full consent	Development Description: Retrospective application for a standalone office pod for car sales, the use of five existing car parking spaces and creation of an earth bund to screen the office pod.	Grid Reference 374780 442526
Decision Date: 25/09/2026	Development Address: Clitheroe Cricket Club Chatburn Road Clitheroe BB7 2AS		
Officer: Decision Type:	Lucy Walker APPROVED WITH CONDITIONS		
3/2026/0523	Clitheroe Advertisements	Development Description: Advertisement consent to erect an A1 information board in front of the stone wall to the north of the well.	Grid Reference 374134 441724
Decision Date: 24/09/2026	Development Address: Stocks Well Wesleyan Row Clitheroe Lancashire		
Officer: Decision Type:	Lottie Hargreaves APPROVED WITH CONDITIONS		

3/2026/0530	Clitheroe	Grid Reference
Decision Date: 25/09/2026	Applications for full consent Development Address: The Pentre Pendle Road Clitheroe BB7 1JQ	Development Description: Proposed rear and side extension, double garage with roof space storage and external works including new principal access drive from Goosebutts Lane.
Officer: Decision Type:	Emily Pickup APPROVED WITH CONDITIONS	374987 441335

3/2026/0539	Clitheroe	Grid Reference
Decision Date: 24/09/2026	Advertisements Development Address: Wall to the rear of the Bus Shelter Well Terrace Clitheroe BB7 2DJ	Development Description: Advertisement consent to erect an A1 information board in front of the stone wall to the west of the well.
Officer: Decision Type:	Lottie Hargreaves APPROVED WITH CONDITIONS	374621 442147

3/2026/0540	Clitheroe	Grid Reference
Decision Date: 24/09/2026	Advertisements Development Address: Towns Well Wellgate Clitheroe BB7 2DS	Development Description: Advertisement consent to erect an A1 information board in front of the stone wall to the north west of the well.
Officer: Decision Type:	Lottie Hargreaves APPROVED WITH CONDITIONS	374409 441918

3/2026/0564	Bolton-by-Bowland, Gisburn Forest and Sawley	Grid Reference
Decision Date: 25/09/2026	Applications for full consent Development Address: White Cottage 14 Main Street Bolton by Bowland BB7 4NW	Development Description: Retrospective application for the replacement of the rear conservatory roof.
Officer: Decision Type:	Ben Taylor APPROVED WITH CONDITIONS	378484 449365

3/2026/0565	Bolton-by-Bowland, Gisburn Forest and Sawley	Grid Reference
Decision Date: 25/09/2026	Alter or Extend a Listed Building Development Address: White Cottage 14 Main Street Bolton by Bowland BB7 4NW	Development Description: Retrospective application for Listed Building Consent for the replacement of the rear conservatory roof.
Officer: Decision Type:	Ben Taylor APPROVED WITH CONDITIONS	378484 449365

3/2026/0568	Read	Grid Reference
Decision Date: 24/09/2026	Variation of Condition Development Address: 8 Hammond Drive Read BB12 7RE	Development Description: Variation of condition 1 (approved plans) to reference drawings 6219 PO1J; 6219 PO2J and 6219 PO3I on planning permission 3/2023/0118 for retrospective application for extensions to side and rear and first floor (an increase of 300mm to east elevation compared to previously approved applications 3/2021/0428 and 3/2021/1074) and the insertion of an additional window at ground floor on the eastern elevation.
Officer: Decision Type:	Kathryn Hughes APPROVED WITH CONDITIONS	376105 434841

3/2026/0589	Longridge	Grid Reference
	Certificate of Lawfulness - Existing	360726 437545
Decision Date: 24/09/2026	Development Address: 17 Hornby Road Longridge PR3 3RE	Development Description: Certificate of Lawfulness for existing subdivision of one dwelling into two dwellings.
Officer: Decision Type:	Lottie Hargreaves APPROVED NO CONDITIONS	

3/2026/0590	Bolton-by-Bowland, Gisburn Forest and Sawley	Grid Reference
	Variation of Condition	379582 454439
Decision Date: 25/09/2026	Development Address: Bowland Forest Farm Settle Road Bolton by Bowland BD23 4SN	Development Description: Variation of condition 4 (Opening Hours) to change to 7am - 2am Monday - Sunday on planning permission 3/2024/0405 and 3/2023/0775 for the proposed redevelopment of part of the site to extend the existing cafe, create farm shop together with a single storey extension to incorporate food prep area, storeroom and plant room. Creation of car parking, new access, landscaping and associated works.
Officer: Decision Type:	Ben Taylor REFUSED	

3/2026/0613	Chipping	Grid Reference
	Discharge of Conditions	362283 443328
Decision Date: 24/09/2026	Development Address: Barn at Talbot Hotel 5 Talbot Street Chipping PR3 2QE	Development Description: Approval of details reserved by condition 3 (Details of rooflights) on planning permission 3/2025/0538 granted on appeal 6000878.
Officer: Decision Type:	Kathryn Hughes APPROVED WITH CONDITIONS	

3/2026/0629	Clitheroe	Grid Reference
	Applications for full consent	375064 442453
Decision Date: 24/09/2026	Development Address: 29 Chatburn Park Drive Clitheroe BB7 2AY	Development Description: Regularisation of existing as-built clear glazing to the dormer and roof windows.
Officer: Decision Type:	Ben Taylor REFUSED	

3/2026/0645	Ramsgreave	Grid Reference
	Application in principle	366899 431081
Decision Date: 25/09/2026	Development Address: Land adjacent to 7 Higher Ramsgreave Road Ramsgreave BB1 9DJ	Development Description: Permission in principle for one detached dwelling.
Officer: Decision Type:	Lucy Walker REFUSED	

3/2026/0690	Slaidburn & Easington	Grid Reference
	Discharge of Conditions	371408 454420
Decision Date: 25/09/2026	Development Address: Phynis Farm Catlow Road Slaidburn BB7 3AQ	Development Description: Approval of details reserved by condition 13 (Protected Species mitigation License) on planning permission 3/2023/0056.
Officer: Decision Type:	Ben Taylor APPROVED WITH CONDITIONS	

3/2026/0694

Worston

Application for tree works in a conser

Development Description:

Grid Reference

376782 442844

Decision Date:
25/09/2026

Development Address:

Hall Croft Old Chatburn Road
Worston BB7 1QA

Scots pine in garden to be pruned of main branches due to imbalance.

Officer:
Decision Type:

David Hewitt
APPROVED WITH CONDITIONS

3/2026/0707

Sabden

Discharge of Conditions

Development Description:

Grid Reference

378091 437641

Decision Date:
25/09/2026

Development Address:

Land rear of Sabden Village Hall
Wesley Street Sabden BB7 9EH

Approval of details reserved by condition 3 (Car Park surface) and 8 (BNG) on planning permission 3/2025/0002.

Officer:
Decision Type:

Emily Pickup
APPROVED WITH CONDITIONS

3/2026/0713

Newsholme and Paythorne

Discharge of Conditions

Development Description:

Grid Reference

384264 451551

Decision Date:
25/09/2026

Development Address:

Gregsons Farm Settle Road
Newsholme BB7 4JF

Approval of details reserved by conditions 7 (SW Drainage Strategy), 8 (Scheme for the containment and storage of manure), 9 (Biodiversity Gain Plan) on planning permission 3/2026/0384.

Officer:
Decision Type:

Ben Taylor
APPROVED WITH CONDITIONS