



# RIBBLE VALLEY BOROUGH COUNCIL

Council Offices  
Church Walk  
Clitheroe BB7 2RA

## Planning Applications decided week ending: 31 January 2025

<b>3/2024/0111</b>	<b>Whalley</b> Applications for full consent	<b>Development Description:</b> Proposed single storey extension to rear and side. Resubmission of 3/2023/0442.	<b>Grid Reference</b> 373524 436337
<b>Decision Date:</b> 31/01/2025	<b>Development Address:</b> 17 Woodlands Drive Whalley BB7 9TG		
<b>Officer:</b> <b>Decision Type:</b>	Emily Pickup APPROVED WITH CONDITIONS		

<b>3/2024/0826</b>	<b>Wiswell</b> Applications for full consent	<b>Development Description:</b> Proposed free-standing solar panel array adjacent to the existing earthwork bund with associated battery storage shed.	<b>Grid Reference</b> 375118 438101
<b>Decision Date:</b> 28/01/2025	<b>Development Address:</b> Wiswell Manor Pendleton Road Wiswell BB7 9BZ		
<b>Officer:</b> <b>Decision Type:</b>	Maya Cullen APPROVED WITH CONDITIONS		

<b>3/2024/0903</b>	<b>Thornley-with-Wheatley</b> Applications for full consent	<b>Development Description:</b> Proposed removal of boundary wall and toilet block. Construction of single-storey extension to rear.	<b>Grid Reference</b> 360234 438598
<b>Decision Date:</b> 28/01/2025	<b>Development Address:</b> 2 Cockleach Cottages Chipping Road Longridge PR3 2NB		
<b>Officer:</b> <b>Decision Type:</b>	Maya Cullen APPROVED WITH CONDITIONS		

<b>3/2024/0947</b>	<b>Clitheroe</b> Applications for full consent	<b>Development Description:</b> Proposed first floor extension above existing garage, removal of garage door, single storey rear extension to adjoin existing conservatory and new associated roofing.	<b>Grid Reference</b> 374858 442514
<b>Decision Date:</b> 31/01/2025	<b>Development Address:</b> 85 Chatburn Road Clitheroe BB7 2AS		
<b>Officer:</b> <b>Decision Type:</b>	Emily Pickup APPROVED WITH CONDITIONS		

<b>3/2024/0949</b>	<b>Whalley</b> Applications for full consent	<b>Development Description:</b> Proposed single-storey rear extension and new roof over existing kitchen and garage. Alterations to existing front boundary wall and new extended drop kerb.	<b>Grid Reference</b> 372593 436768
<b>Decision Date:</b> 31/01/2025	<b>Development Address:</b> 65 Mitton Road Whalley BB7 9RY		
<b>Officer:</b> <b>Decision Type:</b>	Lucy Walker APPROVED WITH CONDITIONS		

**3/2024/0968**      **Billington and Langho**      **Grid Reference**  
 Applications for full consent      370393    433919  
**Development Description:**  
 Proposed raising of roof and addition of dormers to front  
**Development Address:**      and rear and new front porch.  
 Copper Beeches York Lane Lango  
 BB6 8DW

**Decision Date:**  
29/01/2025

**Officer:**      Lucy Walker  
**Decision Type:**      APPROVED WITH CONDITIONS

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**3/2024/0971**      **Clitheroe**      **Grid Reference**  
 Variation of Condition      374676    441901  
**Development Description:**  
 Variation of conditions 2 (approved plans) and 3 (external  
 materials) to add a window in the WC and change the  
**Development Address:**      approved garage door type on planning permission  
 26 Holden Street Clitheroe BB7 1LU      3/2017/0941 for a two-storey extension to the side including  
 garage at ground floor level and extension of teaching  
 space at first floor, with single-storey toilet and  
**washing/storage area to the rear leaving access from the**  
 neighbouring rear yard to the front of the street.

**Decision Date:**  
31/01/2025

**Officer:**      Emily Pickup  
**Decision Type:**      APPROVED WITH CONDITIONS

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**3/2024/0984**      **Longridge**      **Grid Reference**  
 Certificate of Lawfulness - Existing      360778    434562  
**Development Description:**  
 Certificate of Lawfulness for existing use of a building as a  
 domestic outbuilding together with use of surrounding land  
 as domestic curtilage.  
**Development Address:**  
 New Barn Farm Alston Lane  
 Longridge PR3 3BN

**Decision Date:**  
29/01/2025

**Officer:**      Lucy Walker  
**Decision Type:**      REFUSED

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**3/2024/0992**      **Billington and Langho**      **Grid Reference**  
 Agricultural determination      371167    437040  
**Development Description:**  
 Prior notification for a portal steel frame canopy to cover a  
 livestock feeding area and farmyard manure midden.  
**Development Address:**  
 Hacking Hall Farm Elker Lane  
 Billington BB7 9HZ

**Decision Date:**  
28/01/2025

**Officer:**      Emily Pickup  
**Decision Type:**      PERMISSION NOT REQUIRED

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**3/2024/1004**      **Ribchester**      **Grid Reference**  
 Applications for full consent      364909    438183  
**Development Description:**  
 Proposed installation of air source heat pump to rear.  
**Development Address:**  
 10 New Row Cottages Clitheroe  
 Road Knowle Green PR3 2YS

**Decision Date:**  
28/01/2025

**Officer:**      Maya Cullen  
**Decision Type:**      APPROVED WITH CONDITIONS

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**3/2024/1005**      **Ribchester**      **Grid Reference**  
 Applications for full consent      363410    436843  
**Development Description:**  
 Proposed single-storey flat-roof extension to rear.  
**Development Address:**  
 Providence House Preston Road  
 Ribchester PR3 3YD

**Decision Date:**  
31/01/2025

**Officer:**      Lucy Walker  
**Decision Type:**      APPROVED WITH CONDITIONS

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**3/2024/1013**

**Mellor**

Application for tree works

**Decision Date:**  
28/01/2025

**Development Address:**

Throstle Croft Saccary Lane Mellor  
BB1 9DW

**Officer:**  
**Decision Type:**

David Hewitt  
APPROVED WITH CONDITIONS

**Grid Reference**

366338 432086

**Development Description:**

Reduce back oak tree and lightly reshape remainder of crown; fell copper beech and replant with standard oak tree; draw back birch tree by 2m to suitable growth points; fell ash tree and replace with standard oak tree.

**3/2024/1041**

**Aighton, Bailey & Chaigley**

PRIOR NOTIFICATION OF AGRIC E

**Decision Date:**  
31/01/2025

**Development Address:**

Agricultural Building at Foxfields  
Farm Whalley Road Hurst Green  
BB7 9PN

**Officer:**  
**Decision Type:**

Maya Cullen  
REFUSED

**Grid Reference**

370066 438148

**Development Description:**

Prior approval under Class Q (a) and (b) for the proposed change of use of an agricultural building to one single-storey two-bedroom dwelling.

**3/2024/1043**

**Balderstone**

PRIOR NOTIFICATION OF AGRIC E

**Decision Date:**  
28/01/2025

**Development Address:**

Pewter House Farm Commons  
Lane Balderstone BB2 7LN

**Officer:**  
**Decision Type:**

Ben Taylor  
REFUSED

**Grid Reference**

363598 432600

**Development Description:**

Prior approval under Class Q (a) and (b) for the proposed change of use of three adjoining steel portal frame agricultural structures to five dwellings.

**3/2025/0036**

Observations to Another Local Auth

**Decision Date:**  
28/01/2025

**Development Address:**

Land to the south of Whalley Old  
Road Blackburn

**Officer:**  
**Decision Type:**

Maya Cullen  
NO OBJECTIONS

**Grid Reference**

369867 430347

**Development Description:**

Consultation on Blackburn With Darwen application 10/24/1067 Variation of Condition Nos 1 "approved site layout", 2 "approved boundary treatment" and 4 "approved detailed landscape plan" pursuant to planning application 10/22/0722 "Reserved Matters Application (Regulation 4) for Approval of the reserved matters for the access, appearance, landscaping, layout and scale for the erection of 165 dwellings pursuant to outline application 10/20/0716" supplemented by non-material amendment application 10/24/0888 " amend description to "Approval of the reserved matters for the access, appearance, landscaping, layout and scale for the erection of up to 165 dwellings pursuant to outline application 10/20/0716" - number of plots reduced from 165 to 161; reposition plots in south east corner away from embankment; reposition substation; realignment of the PROW in the eastern POS; remove the sustainable drainage basing (SUDs) to the south; increase the size of the remaining SUDs and provide additional on-site surface wat