

RIBBLE VALLEY BOROUGH COUNCIL

Development Department

Council Offices, Church Walk, Clitheroe, Lancashire, BB7 2RA

Telephone: 01200 425111

Fax: 01200 414488

Planning Fax: 01200 414487

Town and Country Planning Act 1990

REFUSAL OF PLANNING PERMISSION

APPLICATION NO: 3/2011/0509

DECISION DATE: 16 September 2011

DATE RECEIVED: 22/07/2011

APPLICANT:

Dr Zakrewski
c/o Agent

AGENT:

Reedley Chartered Town Planning & Architectural
Consultants
2 Reedley Business Centre
Redman Road
Burnley
Lancs
BB10 2TY

DEVELOPMENT PROPOSED: Proposed new access and two-storey rear extension with side porch extension.

AT: Craigmore Eastham Street Clitheroe Lancashire BB7 2HY

Ribble Valley Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that permission **has been refused** for the carrying out of the above development for the following reason(s):

- 1 The proposed two storey rear extension, by virtue of its scale, design and massing, would dominate the existing dwelling, resulting in an overlarge, over prominent and discordant feature to the detriment of the appearance of the streetscene, the character of the property, and residential amenity, contrary to Policies G1 and H10 of the Ribble Valley Districtwide Local Plan and the Council's adopted Supplementary Planning Guidance: Extensions and Alterations to Dwellings.

Note(s)

- 1 For rights of appeal in respect of any reason(s) attached to the decision see the attached notes.


JOHN HEAP

DIRECTOR OF COMMUNITY SERVICES