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RIBBLE VALLEY BOROUGH COUNCIL

Department of Development

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

Telephone: 01200 425111 www.ribblevalley.gov.uk planning@ribblevalley.gov.uk

Town and Country Planning Act 1990

PLANNING PERMISSION

APPLICATION NO: 3/2011/0550

DECISION DATE: 07 October 2011

DATE RECEIVED: 13/07/2011

APPLICANT:

Mr M Disguiseppe
c/o Agent

AGENT:

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

DEVELOPMENT Change of use from class B2 industrial use to a car wash centre and tyre depot.

PROPOSED:

AT: Elan Precision Engineering Waterloo Road Clitheroe Lancashire

Ribble Valley Borough Council hereby give notice that **permission has been granted** for the carrying out of the above development in accordance with the application plans and documents submitted subject to the following condition(s):

1. The development must be begun not later than the expiration of three years beginning with the date of this permission.

Reason: Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990

2. The permission shall relate to the development as shown on Drawing Number GU/01/01

Reason: For the avoidance of doubt and to ensure that the development is carried out in accordance with the submitted plans.

3. At all times when the premises are in use for the purposes hereby permitted, the six internal long stay parking spaces and the three external parking spaces (including one disabled space) in front of the building (as shown on drawing number GU/01/01) shall be available for use for their designated purpose and shall not at any time be used for any other purpose.

REASON: In the interest of highway safety and to comply with Policy G1 of the Ribble Valley Districtwide Local Plan.

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4. The uses of tyre storage, tyre fitting and vehicle washing hereby permitted, shall only be carried out within the building.

REASON: For the avoidance of doubt and in the interests of highway safety and visual amenity in order to comply with Policy G1 of the Ribble Valley Districtwide Local Plan.

5. At all times when vehicle washing is taking place within the building, measures shall be taken to ensure that water does not intrude on to the adjacent parking and access areas or on to the adjoining highway.

REASON: In the interests of highway safety and to comply with Policy G1 of the Ribble Valley Districtwide Local Plan.

Note(s)

1. For rights of appeal in respect of any condition(s)/or reason(s) attached to the permission see the attached notes.
2. The applicant is advised that should there be any deviation from the approved plan the Local Planning Authority must be informed. It is therefore vital that any future Building Regulation application must comply with the approved planning application.
3. The Local Planning Authority has endeavoured to work proactively and positively to resolve issues and considered the imposition of appropriate conditions and amendments to the application to deliver a sustainable form of development.
5. This Decision Notice should be read in conjunction with the officer's report which is available to view on the website.

JOHN HEAP
DIRECTOR OF COMMUNITY SERVICES