



Longridge Town Council

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Steven J Barsby
Town Clerk

Ms Jane Tucker
Planning Department
Ribbles Valley Borough Council
Council Offices
Church Walk
Clitheroe
Lancashire
BB7 2RA

19 August 2011

Dear Ms Tucker,

Following the meeting of Longridge Town Council on Wednesday 10th of August 2011, I am directed to inform you of the Council's comments as follows:

Application No.	Location
3/2011/0572	16 Hesketh Road, Longridge, PR3 2PE
Proposal	
Re-submission of application 3/2011/0337 for a two-storey side and single storey rear extension	
Town Council Comments	
It was resolved that the Council has no objection to this application subject to there being full consultation with neighbours and the extensions being constructed of materials sensitive to those used for the original property.	

Application No.	Location
3/2011/0569	13 Highfield Drive, Longridge, PR3 3SN
Proposal	
Erection of full width dormer to front elevation and rear first floor extension and internal alterations.	
Town Council Comments	
It was resolved that the Council has no objection to this application subject to there being full consultation with neighbours and the extensions being constructed of materials sensitive to those used for the original property.	

Application No.	Location
3/2011/0400	The Royal British Legion Club, Towneley Road, Longridge, PR3 3EA
Proposal	
Outline application to reduce the size of the existing Royal British Legion Clubhouse by demolition of existing single storey gable extensions (extension to the South elevation to be rebuilt). Erection of 5 no. typical terraced houses with yards on site of the existing car park and part of Clubhouse site.	
Town Council Comments	
It was resolved that the Council has no objection to this application, and welcomes the scale and type of houses proposed as these are likely to be attractive to the indigenous population of the town particularly younger people seeking a start on home ownership. Although supporting the application, the Town Council expresses concern about the implications of the increase in on-street parking that will result from this development. The Town Council, with the benefit of local knowledge, knows that parking spaces are already under pressure in this part of the town, and that traffic movements are often restricted along Towneley Road and Warwick Street. Councillors consider that car parking, and ensuring access by emergency vehicles to Park House and Towneley House are aspects that require further attention.	

Application No.	Location
3/2011/0541	Land bounded by Dilworth Lane and Lower Lane, Longridge
Proposal	
Full application for 49no. houses and associated infrastructure works	
Town Council Comments	
It was resolved that the Council objects to this application on the basis of the following material considerations. 1. The development is outside the settlement boundary and represents a significant extension into the countryside 2. The steep incline that characterises Dilworth Lane will discourage access on foot or bicycle and will be particularly challenging to the infirm, people with disabilities and the elderly. 3. There will be a significant increase in traffic movements created by the development and this will contribute to the already hazardous traffic conditions in this area. The proposed access to the site onto Dilworth Lane will create increased traffic hazards particularly given the excessive vehicle speeds frequently witnessed in this area. 4. The removal of trees at the proposed access point on Dilworth Lane as a traffic safety measure will result in a consequential loss of an attractive landscape amenity. 5. There is nothing in the development that reflects the needs of elderly and infirm people. 6. Provision for foul water drainage is inadequate. 7. The development will increase pressure on local infrastructure such as school, health and transport services which may be unable to respond to the extra demands.	

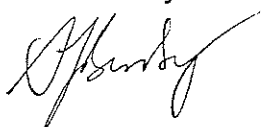
Application No.	Location
3/2011/0582	46 Higher Road, Longridge, PR3 3SX
Proposal	
Resubmission of 3/2010/1013P Outline application for the erection of two detached dwellings with detached garages.	
Town Council Comments	
The Town Council objects to this application. Councillors resolved that their reasons for objecting when the proposal to develop this site was first presented in January 2011 continue to apply. • There is insufficient access to the site. • It will erode the G6 status of the area. • There is potential to cause damage to both the properties and character of Club Row which is both Grade 2 listed and lies within the conservation area. • There are concerns in relation to drainage and poor access for refuse collection. • It is further felt that previous undertakings for the Ombudsman regarding the G6 status should be upheld by Ribble Valley Borough Council.	

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Application No.	Location
3/2011/0590	10 Holly Grove, Longridge, PR3 3HR
Proposal	
Two-storey side extension including rear dormer.	
Town Council Comments	
It was resolved that the Council has no objection to this application subject to there being full consultation with neighbours and the extension being constructed of materials sensitive to those used for the original property.	

Application No.	Location
3/2011/0599	Walter Carefoot & Sons Ltd, Blackpool Road, Longridge, PR3 3AL
Proposal	
Construction of a two-storey building containing 4no. 3 bed apartments together with associated car parking, amenity space and external works.	
Town Council Comments	
It was resolved that the Council has no objection to this application seen as a 'finishing off' of the development that has already taken place in this area.	

Yours sincerely



Steven J Barsby
Town Clerk