



RIBBLE VALLEY
BOROUGH COUNCIL

07 MAR 2012

For office use only

Application No.

Date received 320120247P

Fee paid £

Receipt No:

Council Offices, Church Walk, Clitheroe, Lancashire. BB7 2RA Tel: 01200 425111 www.ribblevalley.gov.uk

Application for Planning Permission. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title:	Mr	First name:	Philip	Surname:	Thompson		
Company name:	Ribble Valley Homes Ltd						
Street address:	De Lacy House			Country Code:		Extension Number:	
	Station Road			Telephone number:			
				Mobile number:			
Town/City:	Clitheroe			Fax number:			
County:	Lancs			Email address:			
Country:	England						
Postcode:	BB7 2JT						

Are you an agent acting on behalf of the applicant? ☐ Yes ☒ No

2. Agent Name, Address and Contact Details

No Agent details were submitted for this application

3. Description of the Proposal

Please describe the proposed development including any change of use:

Formation of a new car park to serve the residents of Sycamore Bungalows, and to allow the better access for emergency vehicles; including the installation of a new access road and entrance alterations to the main highway

Has the building, work or change of use already started? ☐ Yes ☒ No

4. Site Address Details

Full postal address of the site (including full postcode where available)		Description:
House:	1	
House name:		LAND AT REAR OF SYCAMORE BUNGALOWS
Street address:	SYCAMORE	
	GISBURN	
Town/City:	CLITHEROE	
County:		
Postcode:	BB7 4HJ	
Description of location or a grid reference (must be completed if postcode is not known):		
Easting:	383103	
Northing:	448889	

5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? ☐ Yes ☒ No

9. (Materials continued)

Others - description:

Type of other material:

NA

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Description of *existing* materials and finishes:

NA

Description of *proposed* materials and finishes:

NA

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

DRAWING NOS. 1, 2 AND 3 AND ACCESS STATEMENT

10. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	0	0	0
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	8	8
Cycle spaces	0	0	0
Other (e.g. Bus)	0	0	0
Short description of Other			

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer

☐

Package treatment plant

☐

Unknown

☐

Septic tank

☐

Cess pit

☐

Other

NA

Are you proposing to connect to the existing drainage system?

☐ Yes ☒ No ☐ Unknown

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary)

☐ Yes ☒ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system

☒ Main sewer

☐ Pond/lake

☐ Soakaway

☐ Existing watercourse

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site OR on land adjacent to or near the application site:

a) Protected and priority species

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

b) Designated sites, important habitats or other biodiversity features

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

c) Features of geological conservation importance

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

24. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

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If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ The agent ☒ The applicant ☐ Other person**25. Certificates (Certificate B)****Certificate of Ownership - Certificate B****Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which this application relates.

Notice recipient		Date notice served
Name:	David Meadows, Diocese of Bradford	07/03/2012
Number:	Suffix:	
Street:	Kadugli House, Elmsley Street	
Locality:	Steeton	
Town:	Keighley	
Postcode:	BD20 6SE	

Title: Mr First name: Phil Surname: Thompson
Person role: Applicant Declaration date: 07/03/2012 ☒ Declaration made

25. Certificates (Agricultural Land Declaration)**Agricultural Land Declaration****Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding ☐(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below: ☒

If any part of the land is an agricultural holding, of which the applicant is the sole tenant the applicant should complete part (B) of the form by writing 'sole tenant - not applicable' in the first column of the table below

Notice recipient		Date notice served
Name:	David Meadows, Diocese of Bradford	07/03/2012
Number:	Suffix:	
Street:	Kadugli House, Elmsley Street	
Locality:	Steeton	
Town:	Keighley	
Postcode:	Bd20 6SE	

Title: Mr First Name: Phil Surname: Thompson
Person role: Applicant Declaration date: 07/03/2012 ☒ Declaration Made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information.



Date 07/03/2012

0006

140.7m

A 682

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Nethergill

0993

ose

The Priory

St Mary's Church

HELLFIELD ROAD

Vicarage

The Glebe Barn

Estote Barn

TCB

BM 138.33m

St Mary's Church

A 682

GP

138.1m

MAIN STREET Old Chapel

MOOR LANE

TRAVELLERS COURT

A 59 A 59

church view

church view

BACK LANE

The Grove

Highcroft

Creep Moor

Levanto Soaj

BENTLEA ROAD

Project

SYCAMORE BUNLAOWS, GISBURN - CAR PARK

Title

location plan

Ribble Valley HOMES

RIBBLE VALLEY HOMES LIMITED
DE LACY HOUSE STATION ROAD, CLITHEROE
tel 0800 111 4448 fax 01200 429861

Scale

1/1250

Drawn PT

Checked

Approved

Date MARCH 12

Date

Date

CAD Ref

Project number

Drawing number

Revision

3

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Lesley Lund**From:** Thompson Phil [PThompson@ribblevalleyhomes.org.uk]**Sent:** 29 March 2012 16:52**To:** Lesley Lund**Subject:** Gisburn Car Park

Hi Lesley,

The car parking bays which are to be marked out will be 5000 mm long x 3500 mm wide.

Regards,

Phil Thompson
Senior Building Surveyor
Ribble Valley Homes
01200 421238

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29/03/2012

Design and Access Statement
Sycamore Bungalows, Gisburn

To provide suitable car parking facilities to sheltered bungalows and access for emergency vehicles.

Design

To provide 8 disabled car parking spaces with access road and passing point; including the construction of an access road; erection of a ranch style fence around the boundary to match the existing.

Access

The car park will be accessed from a new entrance formed off Hellifield Road (A682) next to the existing field entrance.

Appearance

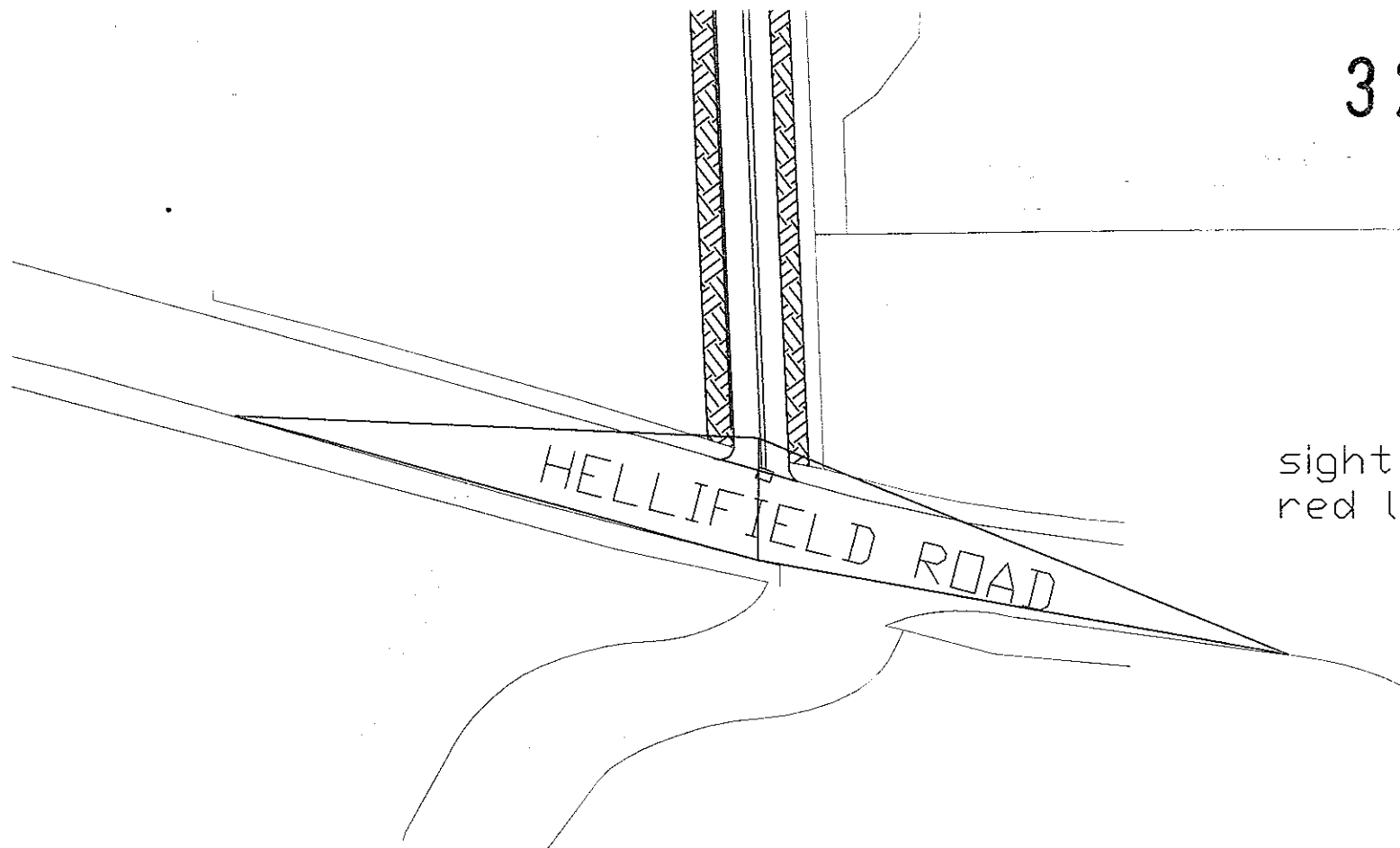
The car park and road will be formed in accordance with the L.C.C. specification for tarmacadam road surfacing and car parking; white lines painted to designate the parking bays.

Conclusion

As most of the residents of the bungalows are elderly and are less mobile, the addition of the car parking area will provide safer, level, access and egress; due to the raised location of the bungalows from the main road (A59) the addition of the car park will also allow emergency vehicles in case of medical and fire emergencies to better service the bungalows.

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sight lines denoted by red lines.

Project	
SYCAMORE BUNLAOWS, GIBBURN - CAR PARK	
Title	
Entrance sight lines	

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Scale	Drawn	Checked	Approved
1/1000	PT		
	Date	Date	Date
	MARCH 12		
CAD Ref			

Ribble DE LACY HOUSE HOMES

RIBBLE VALLEY HOMES LIMITED DE LACY HOUSE STATION ROAD CLITHEROE tel 0800 111 4448 fax 01200 429861	
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Project number	Drawing number	Revision
	4	



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Project SYCAMORE BUNLAOWS, GIBURN - CAR PARK			
Title existing plan			

Scale 1/500	Drawn PT	Checked	Approved
	Date MARCH 12	Date	Date
CAD Ref			



RIBBLE VALLEY HOMES LIMITED
 DE LACY HOUSE STATION ROAD CLITHEROE
 tel 01200 111 4448 fax 01200 429861

Project number	Drawing number	Revision
	1	