



RIBBLE VALLEY
BOROUGH COUNCIL

10 JUN 2012

THE
COUNCIL OF

For office use only

Application No

320120541P

Date received 20.6.12

Fee paid £150.00 Receipt No: 15937

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

Householder Application for Planning Permission for works or extension to a dwelling.
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:	J	Surname:	Walker
Company name:					
Street address:	Pear Tree Cottage, Gallows Lane				
	Ribchester				
Town/City:	Preston				
County:					
Country:					
Postcode:	PR3 3XX				
Are you an agent acting on behalf of the applicant?					☒ Yes ☐ No

2. Agent Name, Address and Contact Details

Title:		First Name:	Ciara	Surname:	Naessens
Company name:	Campbell Driver Partnership				
Street address:	Capricorn Park				
	Blakewater Road				
Town/City:	Blackburn				
County:	Lancashire				
Country:	UK				
Postcode:	BB1 5QR				
Telephone number:					Country Code: 01254 National Number: 297700 Extension Number:
Mobile number:					07932 070468
Fax number:					
Email address:					ciara@cdparchitects.co.uk

3. Description of Proposed Works

Please describe the proposed works:

proposed single storey garage

Has the work already been started
without planning permission?

☐ Yes ☒ No

4. Site Address Details

Full postal address of the site (including full postcode where available)

House:		Suffix:	
House name:	Pear Tree Cottage		
Street address:	Gallows Lane		
	Ribchester		
Town/City:	Preston		
County:			
Postcode:	PR3 3XX		

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:	366091
Northing:	436120

Description:

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

☐ Yes ☒ No

6. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: Mr First name: Gareth Surname: Fort

Reference: RV/2012/ENQ/00079

Date (DD/MM/YYYY): 02/04/2012 (Must be pre-application submission)

Details of the pre-application advice received:

advised scheme would appear to fall under PD rights and suggested an application for Certificate of Lawfulness
Subsequent C of L application refused ref 3/2012/0448

7. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?

☐ Yes ☒ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

☐ Yes ☒ No

8. Parking

Will the proposed works affect existing car parking arrangements?

☐ Yes ☒ No

9. Authority Employee/Member

With respect to the Authority I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

☐ Yes ☒ No

10. Site Visit

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

☒ Yes ☐ No

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

11. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

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Walls - description:Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Timber clad, timber frame

Roof - description:Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

Blue slate roof

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:

11.142.01A site plan

11.142.06B proposed garage drawing

12. Certificates (Certificate A)**Certificate of Ownership - Certificate A****Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant 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 the application relates.

Title:

Ms

First name:

Ciara

Surname:

Naessens

Person role:

Applicant

Declaration date:

19/06/2012



Declaration made

12. 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

Title:

Ms

First Name:

Ciara

Surname:

Naessens

Person role:

Applicant

Declaration date:

19/06/2012



Declaration Made

13. Declaration

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

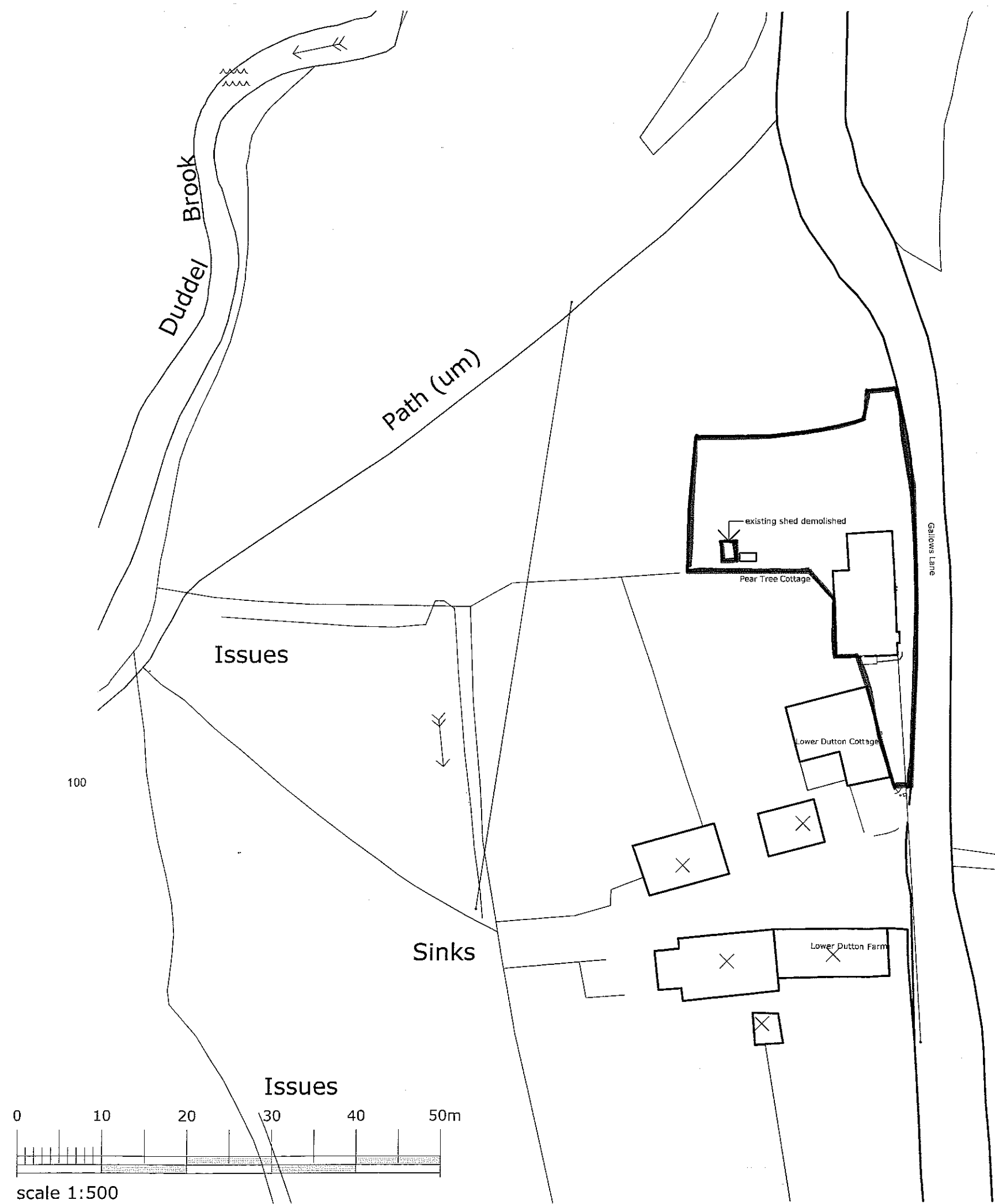
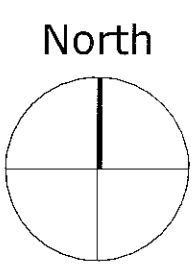


Date

19/06/2012

revisions: _____

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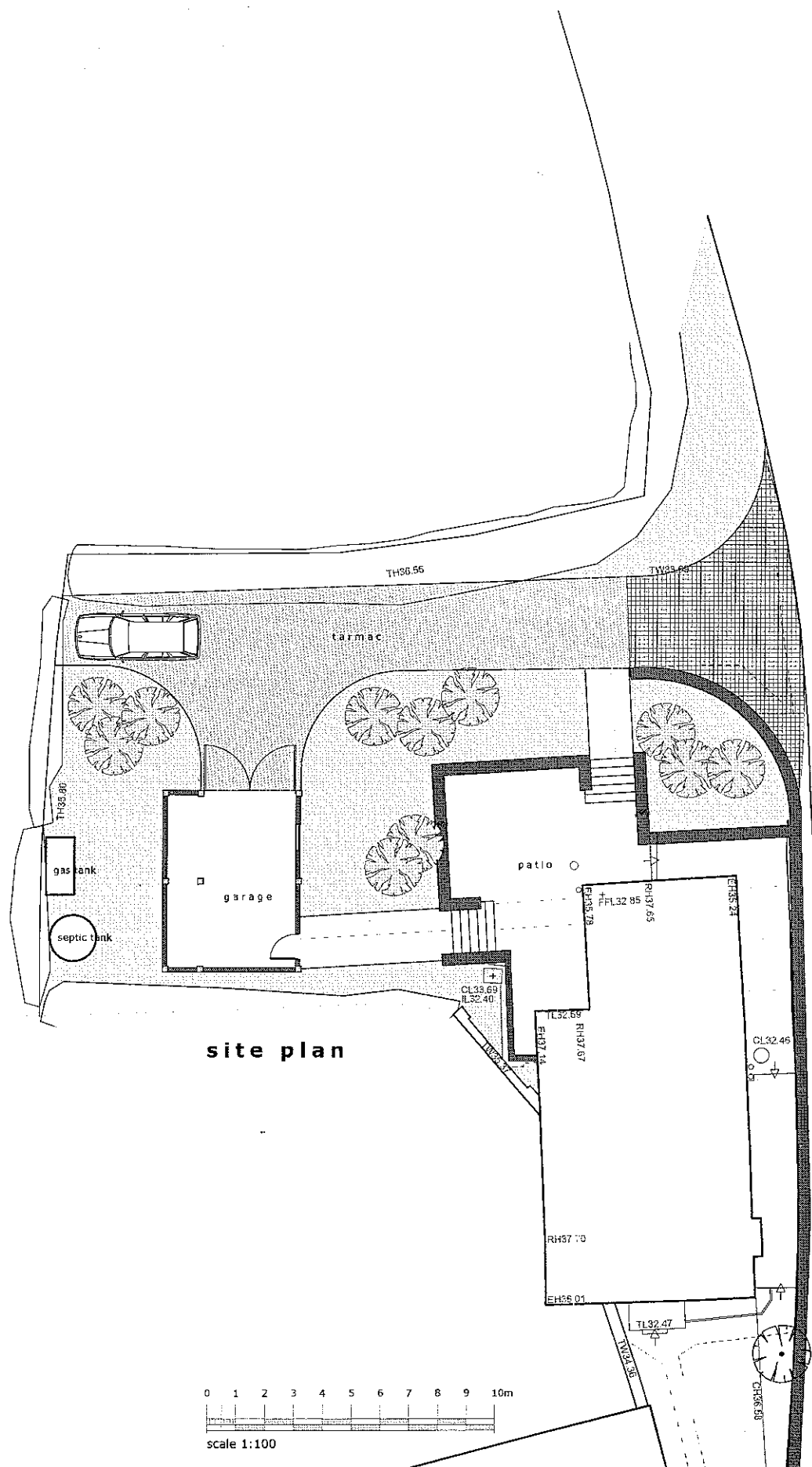
campbell driver partnership
architects designers surveyors

client: mr c walker
project: pear tree cottage
gallows lane ribchester
sheet: OS map

dwg no: 11.142	01	A
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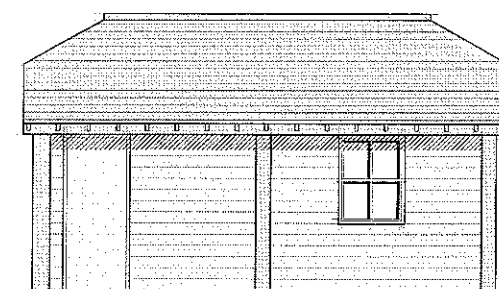
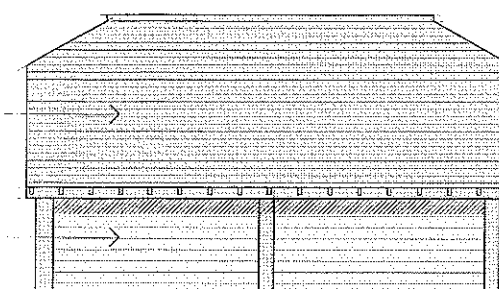
scale: 1:500 @ A3
date: _____
drawn: _____
capricorn park
blakewater road
blackburn bb1 5qr
t: 01254 297700
f: 01254 297701
email: design@cdparchitects.co.uk

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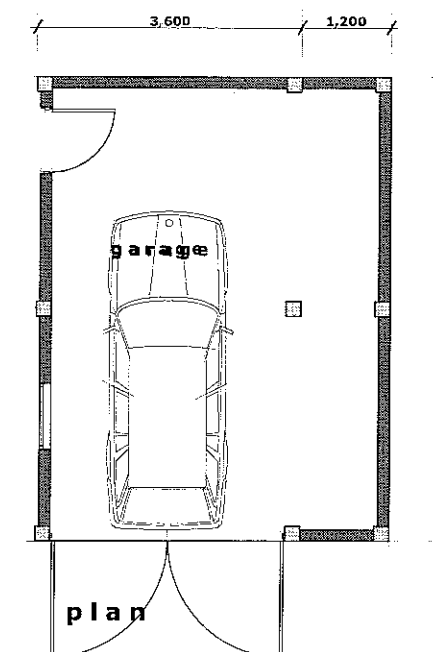
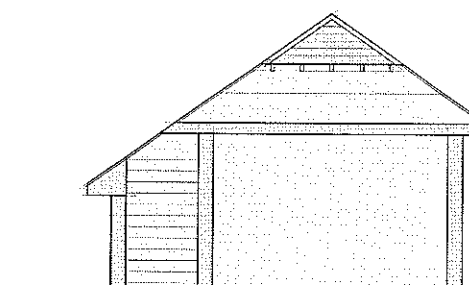
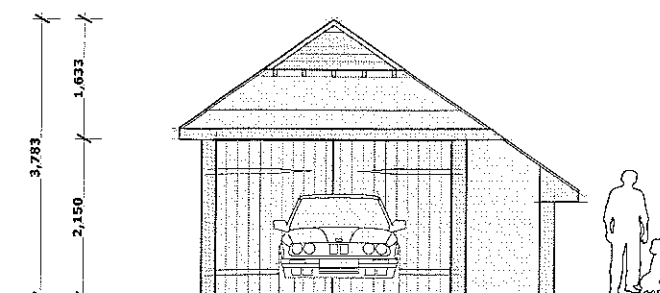


blue slate roof

timber boarding on
timber frame



elevations



campbelldriverpartnership
architects designers surveyors

client: mr c walker

project: **pear tree cottage**
gallows lane ribchester

sheet: proposed garage

dwg no. 11 142	06	B
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scale: 1:50, 1:100 © A1
date: 15 03 12
drawn: cn
email: design@cdpartnership.co.uk