



**RIBBLE VALLEY
BOROUGH COUNCIL**

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

For office use only

Application No.

Date received

Fee paid £

Receipt No:

320130097P

**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: First name: Surname:

Company name:

Street address:

Town/City:

County:

Country:

Postcode:

Telephone number:

Mobile number:

Fax number:

Email address:

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

2. Agent Name, Address and Contact Details

Title: First Name: Surname:

Company name:

Street address:

Town/City:

County:

Country:

Postcode:

Telephone number:

Mobile number:

Fax number:

Email address:

3. Description of the Proposal

Please describe the proposed development including any change of use:

SINGLE STOREY EXTENSION OF UTILITY SPACE
(Demolition to be - removal of NW facing roof slope & Door.)

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:	6	Suffix:	
House name:			
Street address:	Church Raikie		
	Chipping		
Town/City:	Preston		
County:			
Postcode:	PR3 2QL		

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

Easting:	362182
Northing:	443355

5. Pre-application Advice

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

Yes No

6. 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

Are there any new public roads to be provided within the site?

Yes No

Are there any new public rights of way to be provided within or adjacent to the site?

Yes No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

Yes No

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

Yes No

Have arrangements been made for the separate storage and collection of recyclable waste?

Yes No

8. 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

If Yes, please provide details of the name, relationship and role:

COUNCILOR

9. Materials

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

Walls - description:

Description of existing materials and finishes:

RED BRICK

Description of proposed materials and finishes:

RED BRICK

Roof - description:

Description of existing materials and finishes:

BLUE SLATE

Description of proposed materials and finishes:

BLUE SLATE

Windows - description:

Description of existing materials and finishes:

WOOD EFFECT UPVC

Description of proposed materials and finishes:

WOOD EFFECT UPVC

9. (Materials continued)

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Doors - description:

Description of existing materials and finishes:

TIMBER

Description of proposed materials and finishes:

TIMBER

Boundary treatments - description:

Description of existing materials and finishes:

N/A

Description of proposed materials and finishes:

N/A

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:

268/201

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	1	1	0
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	0	0
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

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 NoWill 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

14. Existing Use

Please describe the current use of the site:

UTILITY SPACE

Is the site currently vacant? Yes No

Does the proposal involve any of the following?
If yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated? Yes No

Land where contamination is suspected for all or part of the site? Yes No

A proposed use that would be particularly vulnerable to the presence of contamination? Yes No

15. Trees and Hedges

Are there trees or hedges on the proposed development site? Yes No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? Yes No

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to construction - Recommendations'.

16. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste? Yes No

17. Residential Units

Does your proposal include the gain or loss of residential units? Yes No

18. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? Yes No

19. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	0	0	0
Proposed employees	0	0	0

20. Hours of Opening

If known, please state the hours of opening for each non-residential use proposed:

Use	Monday to Friday		Saturday		Sunday and Bank Holidays		Not Known
	Start Time	End Time	Start Time	End Time	Start Time	End Time	

21. Site Area

What is the site area? 01.36 sq.metres

22. Industrial or Commercial Processes and Machinery

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Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development?

Yes No

23. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes No

24. 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

25. 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: First name: Surname:

Person role: Declaration date: 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

Title: First Name: Surname:

Person role: Declaration date: 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. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Date

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**Proposed Residential Development at
No. 6 Church Raikes,
Chipping,
Lancashire.**



**Design and Access Statement
Incorporating the Historic Appraisal.**
On Behalf Of

Mr & Mrs S. Hore.

J HADFIELD ENGINEERING SURVEYING
SPRINGS HOUSE, CHIPPING, LANCASHIRE. PR3 2GQ
Tel: 07740 929096 ~ Fax: 08708 362185

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3:- Access Component.

4.0 – Historic Appraisal.

5:- Appendices.

A- First Edition Map

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1:- History.

1.1 – Early History.

The property was constructed pre the 1800's as it appears on the first edition of the O. S. maps. It then had buildings attached both sides not just being the end terrace as present.

The rear of the property has changed with the addition of a single storey "out house", this is constructed of red brick around 1900.

1.2 – Recent Development.

More recently there have been alterations such as the single storey lean to being used as a garage then more recently in late 1990's being converted into living accommodation.

1.3 - Listed Status.

The property is not listed though it now falls within the village Conservation Area after the latest amendment to the Local Plan.

Also the neighbouring properties that it is attached to are Listed.

2:- Design Component.

2.1 – Use.

The use is to allow additional utility space within the dwelling and reduce heat loss from the house by acting as a lobby.

2.2 – Amount.

The extension is minimal in size, as it will continue at the same width for an extra 1.4m.

2.3 - Layout.

The layout of the extension is on the rear elevation in line with the existing addition of an "out house".

2.4 - Scale

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The scale of the additional space is in keeping of the property.

2.5 – Landscape

There will be little change to the landscape as the extension is small in size.

2.6 - Appearance

The appearance will not change in style, just an increase in size.

3.0 - Access

The new access to the rear of the property will be through the extended utility space.

4.0 – Historic Appraisal.

The proposed development will have minimal effect on the existing property as it is in the same style and constructed of the same materials as the existing section of the building it is attached to.

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Appendices. A- First Edition Map

