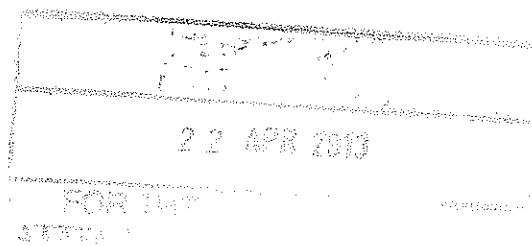


Ribchester Parish Council

Mr J Macholc
Director of Development Services
Ribble Valley Borough Council
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Clitheroe
LANCS BB7 2RA

ALAN ORMAND
Clerk to the Council
11 CHESTERBROOK
RIBCHESTER
PRESTON PR3 3XT
Tel: 01254 878453

22 April 2013



Dear Mr Macholc

Application: 279: Proposed erection of lean to agricultural building to provide a covered feed passage (Building 3).

280: Proposed erection of steel portal frame agricultural building for use as a covered manure store (Building 1).

281: Proposed erection of a steel frame agricultural building to house beef cattle (Building 2).

At: OLD BUCKLEY FARM, STONEYGATE LANE, RIBCHESTER

I am directed to inform you that while my Council raises NO OBJECTION in principle it has two observations to make about these applications

Firstly, in the design and access statement (para 3.1) the agent states that the proposed buildings will be located to the west of the existing range of buildings and will, therefore be screened from most of the views from Stoneygate Lane. While the Council accepts this statement at face value there is some disquiet bearing in mind that the buildings will be 90ft long by 60ft wide and with a roof pitch of 9.1 metres. By any standards this is a dominant structure and the Council wishes the Borough Council to pay particular attention to the question of visual amenity.

Secondly, the Borough Council will be aware that during consultation for the planning application for Moorhouse Farm (Clitheroe Road) the Parish Council twice questioned how the animal slurry was to be dealt with, without so far there being any satisfactory answer. In this particular application a slurry store is said to be provided and therefore, the question of the possible leakage of impure water on to the hillside may have been dealt with. But this is not altogether apparent from the documentation and the question remains one to be answered before any planning approval is granted.

Yours sincerely

T A ORMAND
Clerk to the Council

cc: Cllr Ian Sayers