

Nicola Gunn

From: Suds <suds@lancashire.gov.uk>
Sent: 29 January 2018 12:25
To: planning
Subject: FAO Robert Major - 3/2018/0036

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Categories: Yellow Category

Dear Sir/Madam

Application Number: 3/2018/0036

The Lead Local Flood Authority (LLFA) has no comment to make on the above application for the following reason:

LLFA Flood Risk Standing Advice should have been applied	X
It is not listed in the 'When to Consult the LLFA' document or in the Development Management Procedure Order 2010	X
Valid consultation but unable to respond due to workload	
Valid consultation as LLFA Flood Risk Standing Advice does not apply but development is minor/not high risk	
Valid consultation but the proposal to carry out works or operations are not within 8 metres of the top of the bank of an ordinary watercourse	
The LLFA were not consulted on the original application as it predates our statutory consultee role. The LLFA did not request the conditions that are now subject to this application. Please consult the originator of the condition request.	

Kind regards,

Helen Lord
Technical Support Officer
Lead Local Flood Authority
Community Services
Lancashire County Council
Tel: (01772) 536275
W: www.lancashire.gov.uk

From: Jane Tucker [<mailto:Jane.Tucker@ribblevalley.gov.uk>]
Sent: 25 January 2018 12:43
To: Gisburn and Rimington and Middop Parish Councils <jrd.holmes@btinternet.com>; Archaeology (lancashire.archaeology@gmail.com) <lancashire.archaeology@gmail.com>; LHS Customer Service <lhscustomerservice@lancashire.gov.uk>; Suds <suds@lancashire.gov.uk>
Subject: Consultation on planning application 3/2018/0036 Manor House, Howgill Lane, Rimington BB7 4EF

Please will you let Robert Major have your comments on the above planning application? (Please respond to planning@ribblevalley.gov.uk FAO Robert Major).

The application is for the conversion of the existing barn to one new dwelling with associated alterations to access incorporating retention of unauthorised new window openings and door, and enlargement of original openings.

Here is a link to view the submitted documents on our website

https://www.ribblevalley.gov.uk/site/scripts/planx_details.php?appNumber=3%2F2018%2F0036

The original barn can be viewed on the photos included with the bat survey dated November 2017. The 'existing plan' shows the new and altered, unauthorised openings.

Planning Department, Ribble Valley Borough Council, Council Offices, Church Walk, Clitheroe BB7 2RA
T: 01200 425111

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