



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:

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. Site Address

Number
Suffix
Property name Far Granham House Barn
Address line 1 Hothersall Lane
Address line 2
Address line 3
Town/city Ribchester
Postcode PR3 2XB

Description of site location must be completed if postcode is not known:

Easting (x) 361952
Northing (y) 435217

Description

2. Applicant Details

Title
First name Andrew
Surname Wolstenholme
Company name Stanton Andrews
Address line 1 Far Granham House Barn
Address line 2 Hothersall Lane
Address line 3
Town/city Ribchester
Country

2. Applicant Details

| | |
|------------------|---------|
| Postcode | PR3 2XB |
| Primary number | |
| Secondary number | |
| Fax number | |
| Email address | |

Are you an agent acting on behalf of the applicant?

Yes No

3. Agent Details

| | |
|------------------|-----------------------------|
| Title | |
| First name | charles |
| Surname | stanton |
| Company name | stanton andrews |
| Address line 1 | 44 York Street |
| Address line 2 | |
| Address line 3 | |
| Town/city | Clitheroe |
| Country | United Kingdom |
| Postcode | BB7 2DL |
| Primary number | 01200444490 |
| Secondary number | |
| Fax number | |
| Email | andrew@stantonandrews.co.uk |

4. Description of Proposed Works

Please describe the proposed works:

Proposed single storey extension to rear elevation, new porch to front elevation, 1 new window opening to front elevation at first floor level, 1 new window opening to rear elevation at first floor level and conversion of the outbuilding to form additional living accommodation with the existing roof extended to create a covered car port.

Has the work already been started without planning permission?

Yes No

5. Materials

Does the proposed development require any materials to be used in the build?

Yes No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material):

| | |
|--|-------------------|
| Walls | |
| Description of existing materials and finishes (optional): | Natural Stonework |

5. Materials

| | |
|--|-------------------------------------|
| Walls | |
| Description of proposed materials and finishes: | Natural Stonework to match existing |
| Roof | |
| Description of existing materials and finishes (optional): | Natural Slate |
| Description of proposed materials and finishes: | Natural Slate |

| | |
|--|---|
| Windows | |
| Description of existing materials and finishes (optional): | Timber |
| Description of proposed materials and finishes: | Timber to match existing/ppc grey aluminium |

Are you supplying additional information on submitted plans, drawings or a design and access statement?

Yes No

If Yes, please state references for the plans, drawings and/or design and access statement

Drawing number PL01-P04 and Design and Access Statement

6. 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

7. 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

8. Parking

Will the proposed works affect existing car parking arrangements?

Yes No

9. 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

10. 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

10. Pre-application Advice

efficiently):

Officer name:

| | |
|------------|-----------|
| Title | Ms |
| First name | Harriet |
| Surname | McCartney |
| Reference | |

Date (Must be pre-application submission)

31/08/2018

Details of the pre-application advice received

Single storey rear extension extension acceptable. Porch acceptable. Additional first floor window to front elevation acceptable but preferably square in shape. Additional rear elevation window to master bedroom not acceptable. Additional window to second bedroom acceptable and to match existing. Conversion of outbuilding to additional living accommodation acceptable and covered car port acceptable.

11. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

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

It is an important principle of decision-making that the process is open and transparent.

Yes No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

12. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural holding' has the meaning given by reference to the definition of 'agricultural tenant' in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person role

- The applicant
- The agent

| | |
|-------------------------------|--------------|
| Title | Mr |
| First name | Andrew |
| Surname | wolstenholme |
| Declaration date (DD/MM/YYYY) | 20/09/2018 |

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. 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.

13. Declaration

Date (cannot be pre-application)

20/09/2018