

RIBBLE VALLEY BOROUGH COUNCIL

Development Department

Council Offices, Church Walk, Clitheroe, Lancashire, BB7 2RA

Telephone: 01200 425111

Fax: 01200 414488

Planning Fax: 01200 414487

Town and Country Planning Act 1990

REFUSAL OF LISTED BUILDING CONSENT

APPLICATION NO: 3/2020/0761

DECISION DATE: 15 December 2020

DATE RECEIVED: 13/10/2020

APPLICANT:

Adrian Atkinson
Branleigh Homes
2nd Floor
5 Church Street
Clitheroe
BB7 2DD

AGENT:

Mr Nicholas White
Glovers Project Services Ltd
The Old Tannery
Eastgate
Accrington
BB5 6PW

PARTICULARS OF PROPOSED WORKS: Repairs and alterations including bathroom relocation, re-roofing, insulation and new openings to outrigger.

AT: 13 York Street Clitheroe BB7 2DH

Ribble Valley Borough Council hereby give notice that **Listed Building Consent has been refused** for the execution of the works referred to above for the following reasons(s):

- 1 The proposed works are harmful to the special architectural and historic interest and setting of the listed building because of the loss, alteration and obscuring of important historic fabric and planform and the incongruous and conspicuous new openings to the outshut.

Note(s)

- 1 For rights of appeal in respect of any reason(s) attached to the decision see the attached notes.
- 2 The Local Planning Authority operates a pre-planning application advice service which applicants are encouraged to use. The proposal does not comprise sustainable development and there were no amendments to the scheme, or conditions that could reasonably have been imposed, which could have made the development acceptable and it was therefore not possible to approve the application.

pp NICOLA HOPKINS

DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING