



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

Address line 1

Address line 2

Address line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

**2. Applicant Details**

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

## 2. Applicant Details

Postcode

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

Primary number

Secondary number

Fax number

Email address

## 3. Agent Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

Postcode

Primary number

Secondary number

Fax number

Email

## 4. Description of Proposed Works

Please describe the proposed works:

The proposal is to demolish the existing single-storey elements of the existing property, the garage, and a number of out-buildings to construct a 2-storey rear extension and an attached annexe with lower ground floor integral garage and service spaces. The proposal also includes replacing the existing 2-storey bay windows to the front elevation and introducing a portico covered entrance.

Has the work already been started without consent?  Yes  No

## 5. Materials

Does the proposed development require any materials to be used externally?  Yes  No

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

Walls

## 5. Materials

|  |  |
|--|--|
| Description of existing materials and finishes (optional): | Coursed stonework.<br>White render.                  |
| Description of proposed materials and finishes:            | White render.<br>Timber cladding, colour light grey. |

|  |   |
|--|---|
| Roof   |   |
| Description of existing materials and finishes (optional): | Natural slate roof.<br>Grey felt roof.<br>Stone chimney.                          |
| Description of proposed materials and finishes:            | Natural slate roof.<br>Stone portico covered entrance.<br>White rendered chimney. |

|  |   |
|--|---|
| Windows  |   |
| Description of existing materials and finishes (optional): | uPVC windows, colour white.<br>Timber windows, colour white.<br>Stone cills and window surrounds.   |
| Description of proposed materials and finishes:            | Composite windows, colour black.<br>Rooflights to match windows.<br>Stone cills and window surrounds.<br>Aluminium feature gable windows with central door.<br>Aluminium feature corner window. |

|  |   |
|--|---|
| Doors  |   |
| Description of existing materials and finishes (optional): | Timber front door, colour black.<br>Timber doors, colour blue.<br>uPVC doors, colour white.   |
| Description of proposed materials and finishes:            | Composite glazed porch and front door, colour black.<br>Glazed composite door, colour black.<br>Aluminium glazed sliding doors.<br>Composite garage and annexe door, colour to match windows. |

|  |  |
|--|--|
| Boundary treatments (e.g. fences, walls)                   |  |
| Description of existing materials and finishes (optional): | Gated access from Whalley Old Road.<br>Existing trees and planting.  |
| Description of proposed materials and finishes:            | Gated access from Whalley Old Road.<br>Timber fencing between the front and rear garden.<br>Proposed planting. |

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

Please refer to the following documents and drawings:  
Whins Lodge - Planning Statement  
Whins Lodge - Tree Survey  
Whins Lodge - Arboricultural Impact Assessment  
Whins Lodge - Ecological Survey and Assessment  
01 LOCATION PLAN  
02 EXISTING SITE PLAN  
03 EXISTING GROUND FLOOR PLAN  
04 EXISTING FIRST FLOOR PLAN

## 5. Materials

05 EXISTING ELEVATIONS  
06 PROPOSED SITE PLAN  
07 PROPOSED LOWER GROUND FLOOR PLAN  
08 PROPOSED GROUND FLOOR PLAN  
09 PROPOSED FIRST FLOOR PLAN  
10 PROPOSED ELEVATIONS

## 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

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings:

Please refer to the following drawings and documents:  
Whins Lodge - Tree Survey  
Whins Lodge - Arboricultural Impact Assessment  
Whins Lodge - Planning Statement  
02 EXISTING SITE PLAN  
06 PROPOSED SITE PLAN

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?  Yes  No

If Yes, please show on your plans, indicating the scale, which trees by giving them numbers (e.g. T1, T2 etc) and state the reference number of any plans or drawings:

Please refer to the following drawings and documents:  
Whins Lodge - Tree Survey  
Whins Lodge - Arboricultural Impact Assessment  
Whins Lodge - Planning Statement  
02 EXISTING SITE PLAN  
06 PROPOSED SITE PLAN

## 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

If Yes, please describe:

Please refer to the following documents and drawings:  
Whins Lodge - Planning Statement  
02 EXISTING SITE PLAN  
03 EXISTING GROUND FLOOR PLAN  
06 PROPOSED SITE PLAN  
07 PROPOSED LOWER GROUND FLOOR PLAN

## 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?

- 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

### 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

First name

Surname

Declaration date (DD/MM/YYYY)

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.

Date (cannot be pre-application)