



Mandy Richardson
Clerk and RFO
Barrow Parish Council
14 Black Lane Croft
Clitheroe
BB7 2EZ

11 May 202.

Dear Adam Birkett,

Barrow Parish Council Response – Planning Applicatino 3/2021/0397 Land at Barrow Brook Enterprise Park Barrow BB7 9QZ

After careful consideration, Barrow Parish Council would like to make the following comments and objections on the above Planning Application.

The Parish Council felt that the documents and details submitted for this application are not easy to read and some of the detail is incorrect or contradictory.

Planning Application Form

Question 10 states there are no trees on land adjacent to the development. This is incorrect; two Oak trees exist on the land adjacent.

Question 12 states no biodiversity and geological conservation – This is incorrect - two Oak Trees with Tree Preservation Orders and associated biodiversity exists.

Site Position of the proposed units means that it would be directly across a narrow road from a row of residential properties would be too dominant and not match the street scene. Could noise be an issue or is sound proofing measures going to be used to protect the residential properties?

The Design & Access Statement - page 4 of 7, point 5, states unit 10 will front to the Northeast & unit 11 will front to the Northwest, parking to the west side.

The proposed site plan states - units 1 & 2 & not 11 & 10.

The proposed floor plan - unit 11 shows entrance & roller shutter on the side fronting units 7 - 9. Unit 10 shows entrance & roller shutter on the front, fronting units 1 – 6; this does not match information on point the Design and Access Statement.

Parking is an issue that is not made clear on the drawings. The current parking bays for unit 9 are not shown on the various drawings, are these also to be used/ be part of parking for customers of unit 11?

Unit 11 is shown before unit 10 on the plans, if this a mistake, should the numbers not be in numerical order?

In conclusion, Barrow Parish Council strongly objects to this application and feels the previous planning permission granted for this site to be developed as a small office building is far more suitable in terms of getting a balance of residential and commercial needs.

Should you have any queries do not hesitate to contact me on 07712 725265 or email me at: barrowparishcouncil@gmail.com. I hope these comments are constructive.

Yours sincerely,

Mandy Richardson

Barrow Clerk and RFO