



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 and for relevant  
demolition of an unlisted building in a conservation area  
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 2 Bridge End

Address line 1 Whalley Road

Address line 2

Address line 3

Town/city Billington

Postcode BB7 9NU

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

Easting (x) 373269

Northing (y) 435873

Description

**2. Applicant Details**

Title Mr & Mrs

First name

Surname Johnson

Company name

Address line 1 2 Bridge End, Whalley Road

Address line 2

Address line 3

Town/city Billington

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="BB7 9NU"/>
Are you an agent acting on behalf of the applicant? <div><input checked="" type="radio"/> Yes <input type="radio"/> No</div>	
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

3. Agent Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Simon"/>
Surname	<input type="text" value="Wilshaw"/>
Company name	<input type="text" value="Peter Hitchen Architects"/>
Address line 1	<input type="text" value="Peter Hitchen Architects"/>
Address line 2	<input type="text" value="Marathon House"/>
Address line 3	<input type="text" value="The Sidings Business Park"/>
Town/city	<input type="text" value="Whalley"/>
Country	<input type="text" value="United Kingdom"/>
Postcode	<input type="text" value="BB7 9SE"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text"/>

4. Description of Proposed Works

Please describe the proposed works:

Addition of window to south elevation, replacement of existing roof lights with larger conservation type velux windows and removal of chimney stack to accommodate internal alterations.

Has the work already been started without consent?

☐ Yes ☒ No

5. Explanation for Proposed Demolition Work

Why is it necessary to demolish all or part of the building(s) and/or structure(s)?

Improve the internal accommodation and to make most effect use of the site area.

Further to the above point, the chimney stack is structurally unsound.

6. 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):

Windows	
Description of existing materials and finishes (optional):	Timber frame with dark stain. stone window surrounds Roof lights with dark stain
Description of proposed materials and finishes:	Timber frame with dark stain to match existing. Stone window surrounds to match the existing. Black Velux roof lights to match slate roof color.

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

A100 LOCATION PLAN  
A101 - EXISTING SITE PLAN  
A102 - PROPOSED SITE PLAN  
A103 - EXISTING PLANS  
A104 - PROPOSED PLANS  
A201 - EXISTING ELEVATIONS  
A202 - PROPOSED ELEVATIONS  
A302 - PROPOSED SECTIONS  
A903 - SUPPORTING VISUALS

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. 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

10. 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

11. 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 efficiently):

## 11. Pre-application Advice

Officer name:

Title	<input type="text"/>
First name	<input type="text"/>
Surname	<input type="text"/>
Reference	RV/2020/ENQ/00105
Date (Must be pre-application submission)	
<input type="text" value="21/10/2020"/>	

Details of the pre-application advice received

- Chimney stack removal is not desirable but may be permissible with a convincing justification
- new window and roof lights are permissible subject to suitable material use

## 12. 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?

## 13. 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	<input type="text" value="Mr"/>
First name	<input type="text" value="Simon"/>
Surname	<input type="text" value="Wilshaw"/>
Declaration date (DD/MM/YYYY)	<input type="text" value="28/05/2021"/>

☒ Declaration made

## 14. 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)	<input type="text" value="28/05/2021"/>
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