

Ribble Valley Borough Council
Development Control
Council Offices Church Walk
Clitheroe
Lancashire
BB7 2RA

Our ref: NO/2021/113921/01-L01
Your ref: 3/2021/0952
Date: 27 October 2021

Dear Sir/Madam

**DEMOLITION AND CONVERSION OF FARM BUILDINGS TO EMPLOYMENT SPACE (USE CLASS E) INCLUDING DEMOLITION OF AGRICULTURAL BUILDING AND NEW BUILD WORKSHOP.
ROOT FARM, DUNSOP BRIDGE, CLITHEROE, BB7 3BB**

Thank you for consulting us on the above application which we received 04 October 2021.

Environment Agency position

We have no objection to the development as proposed, however we note that the stone wall to the south of the drive way is being altered as part of the planning application. Please note that an Environmental Permit is required for any flood risk activity which will take place within 8 metres of the top of the bank of a main river.

Environmental permit - advice to applicant

The Environmental Permitting (England and Wales) Regulations 2016 require a permit or exemption to be obtained for any activities which will take place:

- on or within 8 metres of a main river (16 metres if tidal)
- on or within 8 metres of a flood defence structure or culverted main river (16 metres if tidal)
- on or within 16 metres of a sea defence
- involving quarrying or excavation within 16 metres of any main river, flood defence (including a remote defence) or culvert
- in a floodplain more than 8 metres from the river bank, culvert or flood defence structure (16 metres if it's a tidal main river) and you don't already have planning permission

For further guidance please visit <https://www.gov.uk/guidance/flood-risk-activities-environmental-permits> or contact our National Customer Contact Centre on 03708 506 506 (Monday to Friday, 8am to 6pm) or by emailing enquiries@environment-agency.gov.uk.

The applicant should not assume that a permit will automatically be forthcoming once planning permission has been granted, and we advise them to consult with us at the earliest opportunity.

Yours faithfully

Carole Woosey
Planning Advisor

E-mail clplanning@environment-agency.gov.uk

Environment Agency
Lutra House Walton Summit, Bamber Bridge, Preston, PR5 8BX.
Customer services line: 03708 506 506
www.gov.uk/environment-agency

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