

From: [REDACTED]
Sent: 24 October 2021 17:04
To: Planning
Subject: Planning Application no : 3/2021/0955

 External Email

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Dear Mr Macholc,

With reference to the above Planning Application I have some comments that I would like to be considered by yourselves & the Planning Committee.

1) There have been a number of Planning applications for this site in recent times, once approved they seem to return with changes that make the development larger. This appears to be an Application by Stealth until the desired outcome is achieved.

2) If the Planning has to be constantly changed to meet Commercial considerations, this would suggest little thought has been given to the demand of such developments, & their viability, if approved & it fails, will the only answer then be Residential Buildings converted from the failed Commercial Buildings ?

3) How does such a development fit in with the overall local development Plan, is it consistent ?

4) As I understand the last approved Application has allowed building on Greenfield protruding into the field beyond, how was this allowed to happen ?

5) Should any development allowed not be restricted to the footprint of the existing buildings ?

6) [REDACTED]

7) External lighting & subsequent lighting pollution between the hours of 19.00 & 07.00 would be problematic in this location as there is little lighting pollution at this time.

8) Surely any Commercial development should now be designed to use Public Transport for Employees & Visitors, at this location we have no Bus Stops, No Footpaths, No Cycle Routes, surely this is not in line with RV Council vision to reduce Carbon Footprint ?

9) The nearest Bus stop/path is at the junction of the A59 & Sawley Road, this is approx 1 mile from the Site & is far too dangerous to walk/cycle with no footpath or Lighting on what is one of the fastest stretches of the A59 in this area & potentially the most dangerous.

10) Has adequate consideration been given to the increased traffic turning across the other carriageway in both directions, this is a very fast part of the A59 & in the direction of Gisburn changes from 2 lanes to 1 as it rounds the bend immediately before the entrance to the development, where traffic will have to cross the other carriageway, this is very dangerous as it is.

11) If the development is allowed to proceed, should a requirement not be made for provision of Bus Stops in both directions & lay-bys for the Stops & a footpath on one side down the hill to join the footpath to Chatburn at the previously mentioned junction ?

Thank you for the notification to make such representations & I trust that these comments will be dealt with accordingly.

Regards,



26/10/21

Planning Department
RVBC
Council Offices.

PLANNING	
29 OCT 2021	
FOR THE ATTENTION OF	

Dear Sir/Madam

I have viewed Application 3/2021/0955 and wish to make a few comments.

I am unclear why the proposed development has shifted into agricultural land, when the two unused and derelict cow sheds are left standing. These constitute an eyesore, at odds with a plan which claims a "modest, sympathetic scheme, respectful of its setting".

The proposed timber cladding would, I feel, be at odds with the predominantly stone walls round about.

I note that permission might be sought to erect three houses. Would these look out onto two derelict cow sheds, or replace them?

Yours faithfully

