



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:

Application for a non-material amendment following a grant of planning permission.

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 2

Suffix

Property name

Address line 1 Pendle Street West

Address line 2

Address line 3

Town/city Sabden

Postcode BB7 9EG

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

Easting (x) 377683

Northing (y) 437199

Description

2. Applicant Details

Title Mr

First name A

Surname O'Brien

Company name Jigsaw Homes Group

Address line 1 59 King Street

Address line 2

Address line 3

Town/city Leigh

2. Applicant Details

Country

Postcode

WN7 4LJ

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

Brad

Surname

Burrow

Company name

Halsall Lloyd Partnership

Address line 1

98-100

Address line 2

Duke Street

Address line 3

Town/city

Liverpool

Country

Postcode

98 Duke Street

Primary number

Secondary number

Fax number

Email

4. Eligibility

Do you, or the person on whose behalf you are making this application, have an interest in the part of the land to which this amendment relates?

☒ Yes ☐ No

If you are not the sole owner, has notification under article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 been given?

☒ Yes ☐ No ☐ Not Applicable

If you have answered Yes to this question, please give details of persons notified

4. Eligibility

Person Notified	
Number	4
Suffix	
Property name	
Address line 1	Pendle Street West
Address line 2	
Address line 3	
Town/city	Sabden
Postcode	BB7 9EG
Date Notified	04/11/2021 00:00:00

5. Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Replacement of unauthorised existing flat roof with a new pitched roof over a ground floor south facing outrigger. Resubmission of 3/2020/0353 & 3/2020/0895.

Reference number: 3/2021/0032

Date of decision 08/03/2021

What was the original application type? Full planning & demolition in a conservation area

For the purpose of calculating fees, which of the following best describes the original application type?

- ☒ Householder development: Development to an existing dwelling-house or development within its curtilage
- ☐ Other: anything not covered by the above category

6. Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendment to vary the given drawing numbers and change the proposed overhanging gutter detail along the party wall between properties 2 and 4 Pendle Street West. The proposed design will include removal of the existing stone gutter and to replace for new powder coated profiled aluminium gutter at the head of the wall, with a drip flashing to conceal the junction between the two.

Are you intending to substitute amended plans or drawings? ☒ Yes ☐ No

If yes please complete the following

Old plan/drawing numbers

GA_04_A Proposed Sections and Elevations
GA_05_A Proposed Eaves Detail

New plan/drawing numbers

GA_04_D Proposed Sections and Elevations
GA_05_D Proposed Eaves Detail

Please state why you wish to make this amendment

Concerns have been raised by the adjoining owner about the maintenance and visual aesthetic of the approved design which features and overhanging gutter along the party wall. The proposed solution is to replace this for a flush mounted gutter at the head of the wall. To minimise the visual impact of the proposals, the existing stone gutter will be removed and the top of the wall made good with the new gutter fixed in place and laid to falls. A colour matched aluminium drip flashing will cover any gaps between the new gutter and masonry below. All as per the details on the submitted drawings.

7. 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

8. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

9. 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?

10. 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)

03/11/2021