

Environmental Health Consultation Response		Officer	Angela Smith
Detail: The change of use of agricultural land to dog walking area, erection of field shelter and erection of new building for grooming and indoor exercise.		Flare SRU:	047280
Address:	Cunliffe Moss Farm Saccary Lane Mellor Blackburn Lancashire BB1 9DL		 Ribble Valley Borough Council www.ribblevalley.gov.uk
Application Ref:	3/2021/1235	Case Officer:	Adrian Dowd
Response Ref:	3/2021/1235/ENV/01	Issue Date:	31 January 2022

General Comments/Observations	
1.1 Due to the proximity of the proposed development to noise sensitive residential premises, including Cunliffe Moss Farmhouse, Willow Croft and other dwellings beyond the proposed outdoor exercise area, I am concerned that the proposed development has the potential to cause noise disturbance and loss of amenity to the occupiers of these premises. I would recommend that a Noise Management Plan be provided to address these concerns.	
Conclusions/Suggested Conditions	
1.2 I would recommend that prior to determination, a Noise Management Plan be provided to address the potential noise impact of the proposed dog day care and dog grooming business on occupants of dwellings in the vicinity. The Noise Management Plan should consider all aspects of the business at the site, including days and hours of use, minimising noise from dogs using the outside exercise area and shelter, noise from the new building used for dog grooming, inside exercise etc. Consideration should also be given to the construction of the buildings and materials used to attenuate noise from within the building. The Noise Management Plan shall be submitted for approval to the LPA and thereafter shall be implemented at the premises.	
1.3 The above observations have been provided on the basis of the level of information submitted and the comments contained within this response represent officer opinion only, at the time of writing, without prejudice.	

	Officer:	Angela Smith
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