

Sharon Craig

From: Adrian Dowd
Sent: 05 August 2022 11:54
To: Planning
Cc: Kathryn Hughes
Subject: FW: Consultation on planning application, 3/2022/0705, Land on West Side of Eaves Hall Lane, opposite entrance to Three Rivers Caravan Park, Eaves Hall Lane West Bradford BB7 3JG
Attachments: 22 0705 Email Consultation.pdf

Hi Kathryn,

The site appears to be within the vicinity of a number of designated heritage assets (Eaves Hall, Grade II listed; Eaves House Cottage and Barn Adjoining to East, Grade II listed; Eaves House Farmhouse, Grade II listed; Dove Sike, Grade II listed). A heritage statement is required to understand the significance of the listed buildings and their settings and impact from development (see section 66 of the Act and NPPF 194). A site notice etc. may be necessary in this regard.

NPPG Historic Environment paragraph 13 identifies that in addition to views, setting is also influenced by environmental factors e.g. noise, dust, smell and vibration from other land uses in the vicinity, and by our understanding of the historic relationship between places. Setting is not dependent on there being public rights of way etc. The implications of cumulative change may need to be considered.

I am happy to comment further on receipt of the above significance description.

Adrian Dowd BSc (Hons) MA (URP) MA (Arch Cons) MRTPI IHBC
Principal Planning Officer

From: Carly Miskell <Carly.Miskell@ribblevalley.gov.uk>
Sent: 05 August 2022 09:14
To: West Bradford Parish <andy.glover24@hotmail.co.uk>; PROWplanning@lancashire.gov.uk; LCC Highways (lhscustomerservice@lancashire.gov.uk) <lhscustomerservice@lancashire.gov.uk>; Adrian Dowd <Adrian.Dowd@ribblevalley.gov.uk>; Countryside <countryside@ribblevalley.gov.uk>
Subject: Consultation on planning application, 3/2022/0705, Land on West Side of Eaves Hall Lane, opposite entrance to Three Rivers Caravan Park, Eaves Hall Lane West Bradford BB7 3JG

Please will you let Kathryn Hughes have your comments on the above planning application? (Please respond to planning@ribblevalley.gov.uk FAO Kathryn Hughes)

The application is for - Proposed change of use of land to holiday caravan park for the accommodation of 12 caravans, access, parking, landscaping and ancillary works.

Here is a link to view the submitted documents on our website
https://webportal.ribblevalley.gov.uk/site/scripts/planx_details.php?appNumber=3%2F2022%2F0705

Carly Miskell, Planning Administration Assistant, Ribble Valley Borough Council, Council Offices, Church Walk, Clitheroe BB7 2RA
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