

[REDACTED]

Ribble Valley Borough Council,

Planning Dept.

F.A.O.BEN TAYLOR

REF :- PROPOSED RETENTION OF UNAUTHORISED REPLACEMENT OF TIMBER STORE

LAND OPPOSITE ORCHARD HOUSE, BACK LANE , GRINDLETON

(APP NO 3/2022/0921)

Dear Sir,

[REDACTED]

Please refer to the following comments relating to the application for your consideration and summation.

[REDACTED]

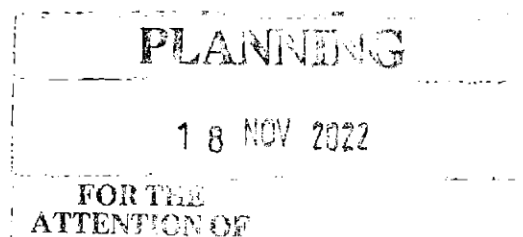
[REDACTED] to alter the property , including the conversion of existing integral garage into a utility room , thus restricting general paraphernalia storage space to the existing former stable building on the land opposite.

The recently erected building is in the form of a stable block giving the impression of equine use to third party onlookers which is more akin and acceptable to land use.

In fact is for additional storage space of commercial tools and domestic paraphernalia in support of the existing building.

The proposal description of replacement timber store is more acceptable in planning terms which is in fact it is "an addition",

The building stable doors have been blanked out with full panels to suit the proposed description more akin to a store,



In accordance with Conservation Area Policy, in particular the character of open space within the area of the countryside , the application should not be allowed , or in particular the proposed location, which would set a grave precedence .

If the application is allowed emphasis should be made to its replacement of the existing as a planning condition ( the existing building should be demolished)

