

From: Planning
Subject: FW: 3/2023/0178

From: Rachel . <blparishclerk@outlook.com>
Sent: Friday, April 7, 2023 10:20 AM
To: Planning <planning@ribblevalley.gov.uk>
Subject: 3/2023/0178

 **External Email**

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

Following consultation with all members of the parish council, the following objections were raised:-

- 1 The proposed development, as a result of its design and proximity to a shared boundary, would lead to overlooking of the rear conservatory and garden area of No. 3 Moorland Road leading to a loss of privacy and sense of enclosure which in turn would be unduly harmful to the amenity of the neighbouring occupants. Accordingly, the proposed development is considered to be in conflict with Policy DMG1 of the Ribble Valley Core Strategy and Paragraphs 130 (e) and 134 of the NPPF.

- 2 The proposal is considered to be in conflict with Policies DMG1 and DMH5 of the Ribble Valley Core Strategy and Paragraph 130 of the NPPF in as much that the cumulative visual impact of the works proposed to the existing property would result in the introduction of an overbearing, unsympathetic and incongruous form of development that would be harmful to both the character of the host property and visual amenities of the area.

It was proposed that the above objections still stood as nothing had changed on the application.

Clerk to Billington and Langho Parish Council