



## RIBBLE VALLEY BOROUGH COUNCIL

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The File Copy

Council Offices  
Church Walk, Clitheroe  
Lancashire BB7 2RA  
Tel: 01200 425111  
[www.ribblevalley.gov.uk](http://www.ribblevalley.gov.uk)

please ask for: Mark Waleczek

direct line: 01200 425111

email: [planning@ribblevalley.gov.uk](mailto:planning@ribblevalley.gov.uk)

my ref: 3/2023/0253

date:  
06 April 2023

Applicant: Emma Gerecitano  
Planning Application No: 3/2023/0253  
Grid Ref: 365350 430677

Proposal: Prior approval for a second storey extension to form additional living accommodation. The maximum height of the dwelling after addition of the extra storey to be 7.66m

Location: 59 Glendale Drive Mellor BB2 7HB

Dear Sir/Madam

**Town and Country Planning Act 1990**

**Town and Country Planning (General Permitted Development) Order 2015 (as amended)**

**Prior Approval Application (Class AA of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 2015 (as amended).**

This is a notice about a proposed development that may affect your property. If you are not the only owner and occupier of your property, then you should forward a copy of this notice to all other owners and occupiers as soon as possible, because there is a deadline by which representations are to be received by the Local Planning Authority.

The description of the proposal is given in the heading of this letter and you can view the details of the proposed development on the Council's website at [www.ribblevalley.gov.uk/planning](http://www.ribblevalley.gov.uk/planning) or at the Council Offices, Church Walk, Clitheroe (9.00am to 5.00pm Monday to Friday)

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**The date by which representations are to be received by the local planning authority:**

**29<sup>th</sup> April 2023**

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The local planning authority validated the notification from the developer on 3<sup>rd</sup> April 2023, and the date by which the local planning authority should issue a written notice to the developer is 29<sup>th</sup> May 2023.

This process is set out by condition AA of Schedule 2, Part 1, Class A of the Town and Country Planning (General Permitted Development) Order 2015.

It is important that you understand the following implications of whether or not you submit a representation to the local planning authority about the proposed development.

Please also note the following:

- The term “representation” applies to most types of responses received by the local planning authority about a proposed development, including responses indicating objections, responses indicating support, and responses providing comments.
- For the purposes of this legislation, “height” is measured from the highest part of the surface of the natural ground immediately adjacent to the proposed development. If the proposed development includes parapet walls, then these may not be included in any reference to the “height of the eaves” of the proposed development.
- “Adjoining premises” refers to any property that shares a boundary (including to the rear) with the site the subject of the proposed development.

If you wish to submit a representation, then please ensure the following:

- That your representation is received by the local planning authority by 29<sup>th</sup> April 2023.
- That your representation clearly states your name and address. Please note that if the address that you state is not the address of one of the adjoining premises, then the local planning authority will assume that you are not the owner or occupier of one of the adjoining premises (unless you clearly state otherwise).
- That your representation clearly states whether or not you object to the proposed development.

Please note that under the terms of the Local Government (Access to Information) Act 1985, any comments you make will be available for public inspection. (Please quote the above Application Reference in any correspondence)

You can write to me at the address below, or email [planning@ribblevalley.gov.uk](mailto:planning@ribblevalley.gov.uk)

All comments made will be taken into account in determining the application.

I regret that the Council is unable to enter into any written correspondence on this matter, but if you would like any further information, please contact the officer dealing with the notification on the above telephone number.

Yours faithfully

*Nicola Hopkins*

NICOLA HOPKINS  
DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING

**Please note:**

HOUSEHOLDER APPLICATIONS: In the event of an appeal against the decision of this Council on planning applications classified as Householder Applications or Minor Commercial Applications there will not be an opportunity to send any further written comment to The Planning Inspectorate.