

Mr Stephen Kilmartin
Ribbles Valley Borough Council
Development Control
Council Offices Church Walk
Clitheroe
Lancashire
BB7 2RA

Our ref: NO/2023/115288/02-L01
Your ref: 3/2023/0272
Date: 15 August 2023

Dear Mr Kilmartin

DEMOLITION OF DETACHED COLLAPSED STORAGE BUILDING AND ERECTION OF ONE TWO-STOREY DWELLING WITH PRIVATE GARDEN AND PARKING AREAS. ERECTION OF A TWO STOREY OUTBUILDING, PROVIDING GARAGE AND HOBBY ROOM SERVING TWINBROOK BARN. TWINBROOKS BARN, UP BROOKS, CLITHEROE, BB7 1PL

Thank you for consulting us on the above application which we received 09 August 2023.

Environment Agency position

In our letter referenced NO/2023/115288/01-L01 and dated 01 June 2023, we objected to the development as proposed pending the submission of an acceptable Flood Risk Assessment (FRA) that provided details of the compensatory flood storage requirements.

The planning application is now accompanied by revised details, including the Existing Site Survey Plan showing existing and proposed sections A-A and B-B 5765-01 Rev D, together with, Proposed Site plan 5765-16 Rev C.

We have reviewed the revised details and we are satisfied that the development would be safe without exacerbating flood risk elsewhere if the proposed flood risk mitigation measures are implemented. We therefore remove our objection to the development as proposed.

The proposed development must proceed in strict accordance with this FRA and the revised plans, sections and the mitigation measures identified, as it will form part of any subsequent planning approval. Any proposed changes to the approved FRA and / or the mitigation measures identified will require the submission of a revised FRA.

Yours sincerely

Carole Reynolds
Planning Advisor

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