

Planning Department
Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe
BB7 2RA

Date 8th August 2023

Ref 2310. corr. RVBC 230808

For the attention of Ms. Lucy Walker
Dear Madam,

2310 Fairfield Farm, Longsight Road, Clayton Le Dale, BB2 7JA
Application ref. 3/2023/0421

Further to our recent discussions regarding the above planning application. Below we have responded to the matters raised in your email dated 17.07.23 :-

1. Chimney - The proposals aim to address the concerns raised about the width of the chimney. The width has been reduced from 2.7m to 2.1m.
2. Windows - The existing property features narrow slot windows plus horizontal and vertical format rectangular windows - this variety of windows profiles is also present in the neighbouring properties. However we acknowledge your comment, the proportion of the windows to the NE and SE elevations (facing Longsight Road) have been fully reviewed and are now more in keeping with the property and context.
3. Public Right of Way - Thank you for forwarding details of the Public Right of Way (FP-03-13-001, Clayton-le-Dale) - this has now been accurately included on our plans. The profile of the proposed extension has been adjusted to accommodate the footpath, providing and maintaining the current clearance between the footpath and the existing property. The garden to the NE will also be unchanged from its existing arrangement.

We trust the proposals fully address your concerns and that the scheme can now be supported. Please do not hesitate to get in contact if you'd like to discuss any matters further.

Yours faithfully,

Neil Andrews RIBA
for and on behalf of Stanton Andrews Ltd