

[REDACTED]

From:

Sent:

[REDACTED]
03 December 2023 18:55

To:

Planning

Subject:

Planning Application No: 3/2023/0477 - The Vines, Preston Road, Ribchester.



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.

Dear Will Hopcroft,

In relation to your letter concerning the planning application for the holiday let at The Vines, Preston Road, Ribchester. We wish to raise a couple of points please;

We believe in live and let live, and in principle, if the owners wish to continue a holiday let business from a converted and existing summerhouse, we have no initial objection, providing that their guests are respectful in terms of noise, river and wildlife pollution.

We would however like it on record that we would very strongly protest against any further building whatsoever on the rest of the land at the Vines, which joins to the connected 'Snail farm' project, universally despised in the village.

The plans submitted fail to show that the newly built road to the holiday let, also connects directly to [REDACTED] snail farm, along the back of the Preston Road properties, and no one on Preston Road is naive enough not to appreciate that in [REDACTED] Indeed we saw hard standings being laid in a number of spots, along the new road, as it was being built. We are concerned that there are undisclosed future plans for these areas of hard standing.

Our point being, no, we do not object to the current structure continuing as a holiday let. However, for the sake of the noticeably dwindling wildlife (there used to be deer and heron regularly visiting the brook there, pre 2021) we are absolutely against any further development in that immediate area, and sincerely hope that your office will ensure that this is not the precursor and 'soft opening' to allowing further building and destruction of the wild and natural habitat that we are so fortunate to enjoy on the [REDACTED]

Thank you for your time.

Many thanks,

[REDACTED]

ATTENTION OF Will Hopson

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

Planning Application 3/2023/0477
Retrospective Installation

Dear Nicola

I would like to oppose the above application for the following reasons -:

During the build of this project, we complained to both planning and the Environmental office at RVBC due to the noise caused by all the large plant, wagons and tractors running [REDACTED]

The fact that the entrance road [REDACTED]

The property has been used as an Airbnb since it's completion, and the noise on occasions is awful.

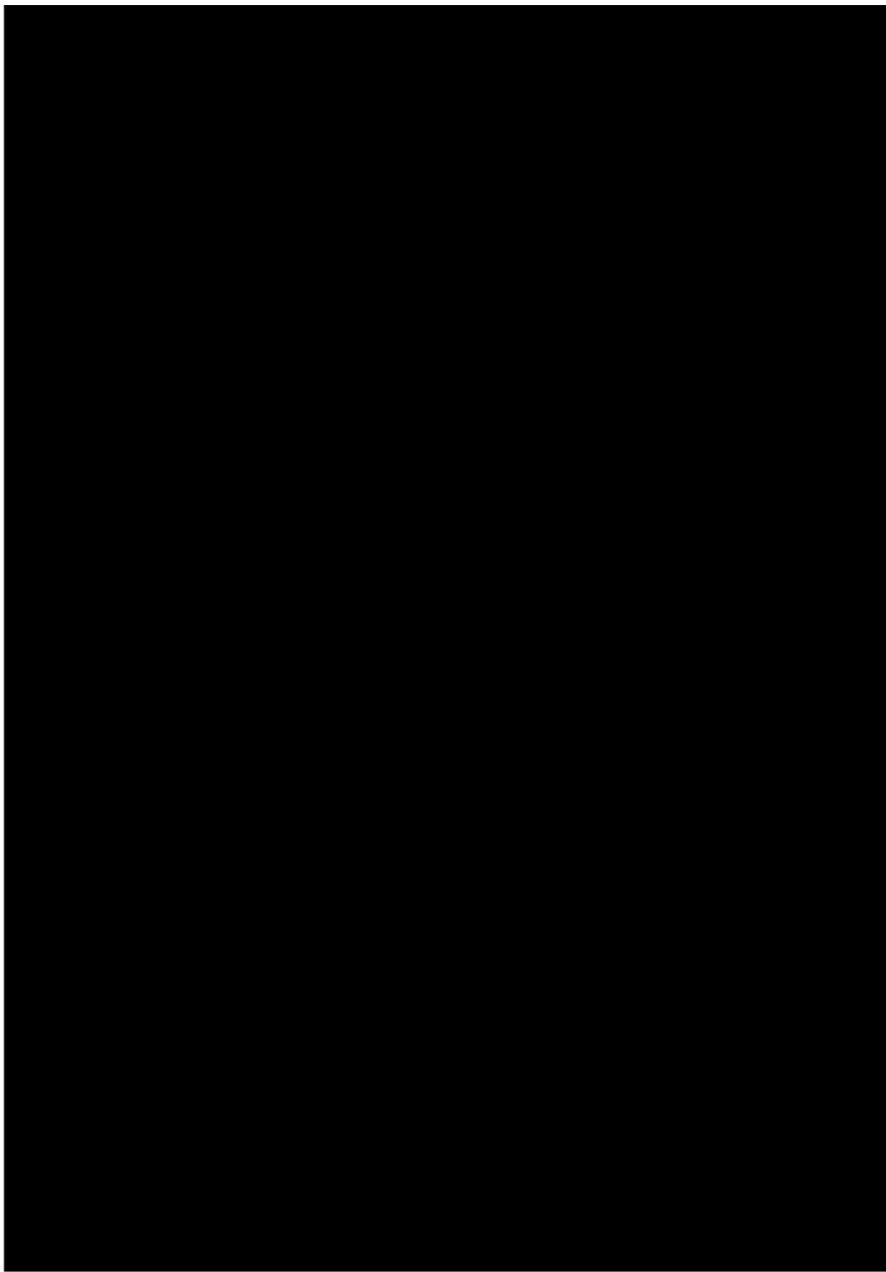
[REDACTED] from visitors.

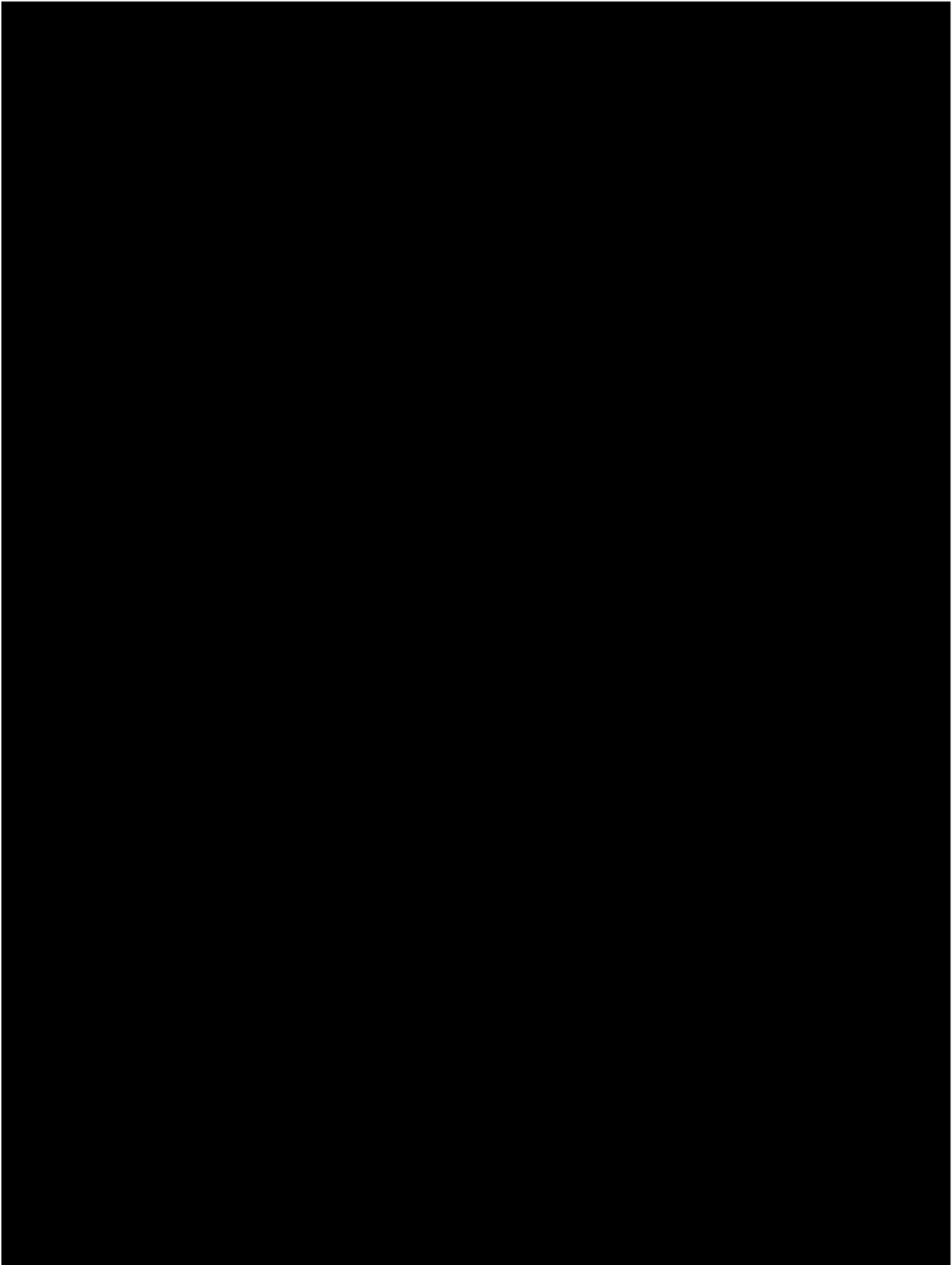
We feel the application should have been looked at when local residents brought it to your attention over 2 years ago.

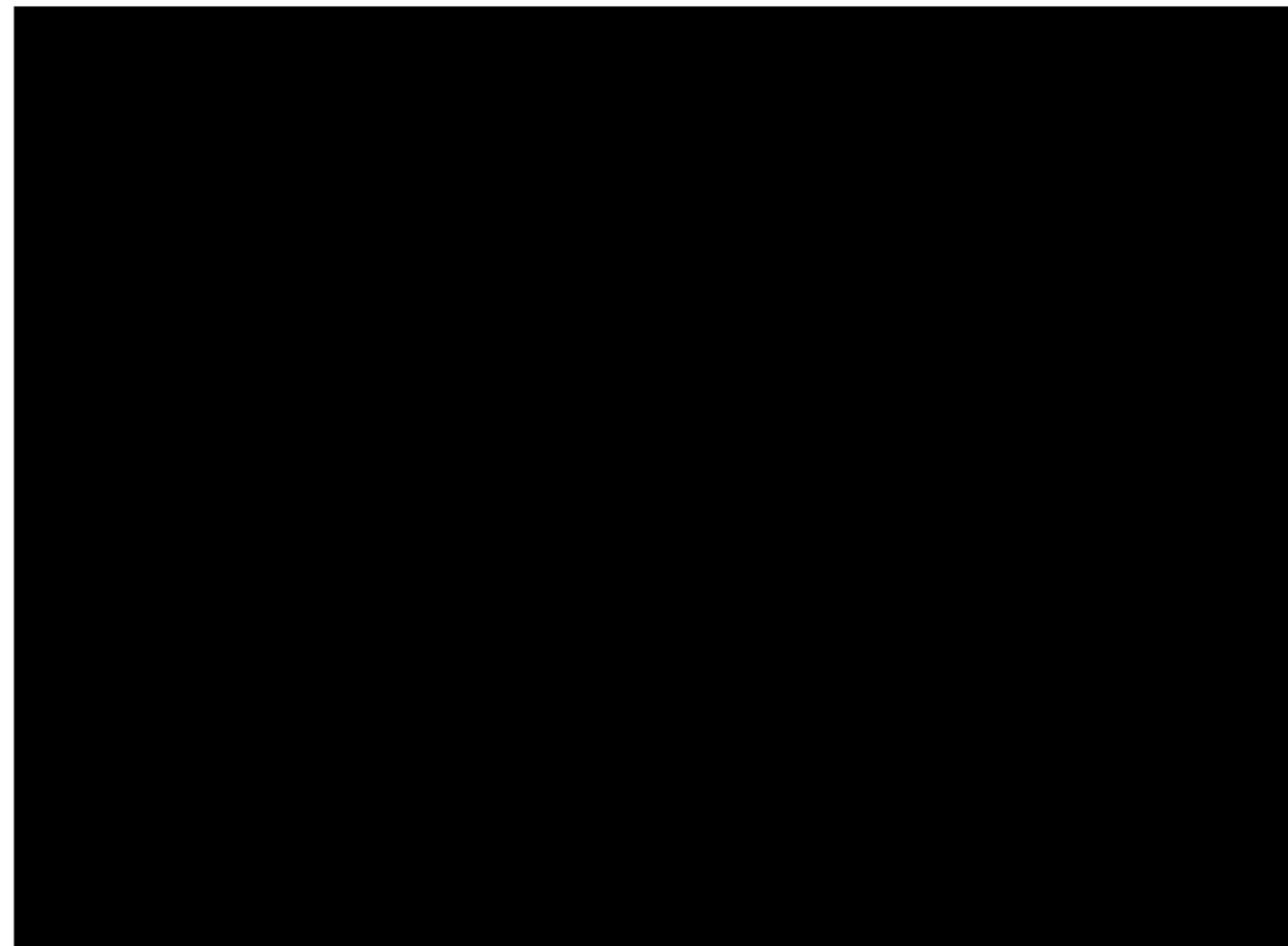
[REDACTED]

Regards

[REDACTED]








[REDACTED]

From: [REDACTED]
Sent: 28 November 2023 13:53
To: Planning
Subject: Application:3/2023/0477

 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.

Dear Sir, I Wish to object to the retrospective application for a holiday let and access road at The Vines, PR3 3XL. This is a tranquil rural location well away from the highway. It is a haven for wildlife with deer and grey heron among a wide range of creatures able to enjoy the brook and surrounding area. The introduction of vehicular access to this sensitive site has already had a detrimental impact and the over development of this site is likely given the extensive track linking the field to the gate into the snail farm/ holiday lets still under construction in the next field. Access to the log cabin does not justify such an intrusive development. I urge you to refuse the retrospective application and ensure the reinstatement of this valuable green space, Faithfully Yours, [REDACTED]