

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 07 July 2024 13:40
To: Planning
Subject: Planning Application Comments - 3/2024/0439 FS-Case-628789637

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2024/0439

Address of Development: Duke of York, Grindleton

Comments: I am a resident of Grindleton and was a [REDACTED] and for it to be run as a community pub. I have thus followed the history of the plans proposed for the Duke of York over a number of years. After two attempts to get change of use for the Duke of York the developer arranged a meeting at The Pavilion in Grindleton to seek village support for his plans to develop a pub/cafe/holiday lets. In the light of the opening of the Rum Fox the village generally gave their support for the development which would add facilities for the village as well as enhancing a key junction at the heart of the village. Since then the Duke of York has been put on the market at a price well above market rates and a new application made for change of use. There are "interested parties" in a potential purchase of the site, in and around the village but at market rates not inflated rates. The village is also keen to have the site brought back to its previous level and providing facilities for the village. This current application does not accurately explain the true position and is consistent with a long term desire to get change of use. I therefore do not support this application as it does not provide what the village desires, does not maintain a key building in the village and its history. I am supportive of a plan to re-instate the site and to provide village amenities but this application does not do that.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 07 July 2024 17:43
To: Planning
Subject: Planning Application Comments - 3/2024/0439 FS-Case-628820954

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2024/0439

Address of Development: Duke of York, Grindleton

Comments: I fail to see what has changed since previous applications to change the use of these premises to residential use were refused. The preferred use of these premises was established by the widespread public support for a previous planning application, which was approved. This building is a historic asset at the heart of Grindleton which the current owner has allowed to fall into disrepair. [REDACTED]

[REDACTED]

It is disappointing that no action has been taken to ensure the maintenance of this this building which has become an eyesore at the heart of the village. These comments apply equally to application 3/2024/0440.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 08 July 2024 16:57
To: Planning
Subject: Planning Application Comments - 3/2024/0439 and 3/2024/0440 FS-Case-629137860

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2024/0439 and 3/2024/0440

Address of Development: Duke of York,
Brow Top, Grindleton,
BB7 4QR

Comments: I wish to strongly object to the proposed change of use from a licenced premises to a private dwelling. Mr Stansfield has previously organised a public meeting in Grindleton to explain that he wished to convert the Duke into a bed and breakfast, café, and retain a bar. He asked for the villagers support which he was unanimously given, and many people wrote in in support of the application. [REDACTED] than he [REDACTED]

[REDACTED] he did [REDACTED]. The previous planning permission would suit the village and retain the character of the Duke. Having observed the [REDACTED], I can [REDACTED] has [REDACTED].

I also note that the grade 2 listed premises appear to be badly deteriorating, which I hope RVBC will follow up on.