

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 23 October 2024 06:26
To: Planning
Subject: Planning Application Comments - 3/2024/0753 FS-Case-656789135

[REDACTED]
[REDACTED],
Lancashire

Lancashire
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Planning Application Reference No.: 3/2024/0753

Address of Development: Pewter House Farm Carr Lane, Balderstone BB2 7LN

Comments: I would like to support this application because I believe that it would greatly improve the area around Pewter House Farm. The current farm buildings at the rear of the property are very unsightly and appear to have asbestos cladding which is a health hazard. The buildings do not seem to have been maintained for many years and appear to be in a dangerous state. The proposed buildings have been sympathetically designed retaining the existing outline but obviously would constitute a wonderful transformation.

I also believe that there is supposed to be a public footpath through the farmyard but again this has not been accessible for a long time. I would hope that it could be reopened as part of the development.

I note that the question of passing places has been raised but it is obvious to me that there are several places along Carr Lane where a passing place could be reinstated or created so I do not see how this can be a problem.

I believe that the speed limit on Commons Lane at the junction with Carr Lane is 30mph which reduces to 20mph approaching the school during school hours. However, the situation could also be improved by extending the 30mph speed limit further down Commons Lane to Jackson's Banks Road.

There is also a very similar precedent in Balderstone. In or around 1990, planning permission was granted for a house and farm buildings to be converted into 5 dwelling houses at Balderstone Grange Farm on Bowfield Lane. There are in fact no designated passing places on Bowfield Lane.