

Head of Planning
Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe
Lancs BB7 2RA

BY PLANNING PORTAL
24th December 2024

Dear Madam

Crow Trees Farm, Crow Trees Brow, Chatburn, BB7 4AA
Section 96 Application – Non-Material Amendment pursuant to Planning Permission 3/2022/0966

On behalf of Pringle Homes, we submit a Non-Material Amendment Application in respect of the recent planning permission for residential development on land to the rear of Crow Trees Farm, Chatburn.

Following input from the Registered Provider who will be delivering the proposed 37 new homes, there has been a change in specification for heating arrangements and air source heat pumps are now to be used, resulting in a need for minor internal and external changes to floorplans and elevations to enable the provision of a cylinder.

Externally the minor changes are; to the Hastings, bedroom 2 window repositioned 337.5mm left; to the Raleigh, bedroom 3 window repositioned 225mm right; to the Bristow, lounge window repositioned 225mm higher; to the Bransfield, bathroom window repositioned 112.5mm to the right.

These changes are also reflected within the enclosed updated site layout plan which identifies external locations of air source heat pumps in respect of each individual dwelling.

Accordingly, the application is submitted to enable this change to be formally approved via the agreement of updated plans.

The application is as follows:

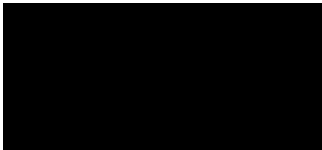
- Application form – via the Planning Portal – ref PP-13649461
- 21/139/P01 Rev F – Proposed Site Layout
- 21/139/HT01 - Bransfield (Stone)
- 21/139/HT02 - Bransfield (Render)
- 21/139/HT03 - Bransfield (Stone - Alt Connection)

- 21/139/HT04 - Bristow
- 21/139/HT05 - Burton
- 21/139/HT06 - Hastings
- 21/139/HT07 - Marsden (Stone)
- 21/139/HT08 - Marsden (Stone - Alt Connection)
- 21/139/HT09 - Marsden (Render)
- 21/139/HT10 - Raleigh
- 21/139/HT11 - Ruxton
- 21/139/HT12 - Wainwright (Stone)
- 21/139/HT13 - Wainwright (Stone - Alt Connection)

The application fee of £293 is also paid via the Planning Portal.

We trust these minor amendments are found to be acceptable and look forward to confirmation of the same. Should you require any further information or clarification please contact me.

Yours Faithfully,



Katie Delaney
Director
For and behalf of Maybern Planning and Development