

RIBBLE VALLEY BOROUGH COUNCIL

Department of Development

Council Offices, Church Walk, Clitheroe, Lancashire, BB7 2RA

Telephone: 01200 425111 www.ribblevalley.gov.uk planning@ribblevalley.gov.uk

Town and Country Planning Act 1990

NON MATERIAL AMENDMENT ATTACHED TO A PLANNING PERMISSION

APPLICATION NO: 3/2025/0001

DECISION DATE: 09 April 2025

DATE RECEIVED: 16/01/2025

APPLICANT:

Pringle Homesc/o Agent

AGENT:

Mrs Katie Delaney
Maybern Planning and Development Ltd
Hurstwood Court
New Hall Hey Road
Rawtenstall
BB4 6HR

DEVELOPMENT PROPOSED: Non material amendment to application 3/2022/0966 to amend house internal floorplans to include cylinder (associated with air source heat pumps) and addition of air source heat pumps locations (externally) to dwellings.

AT: Crow Trees Farm Crow Trees Brow Chatburn BB7 4AA

Ribble Valley Borough Council hereby give notice that permission has been granted for the non-material amendments to the planning permission as described above subject to the following condition:

1. Further to the grant of planning permission reference 3/2022/00966, the Council hereby grants approval of the following plans as non-material amendments to that permission, subject to compliance otherwise with the terms of the aforementioned permission:

- Proposed Site Layout Ref 21/139/P01F
- The Bristow (Apartment Block) Proposed Floor Plans & Elevations Ref 21/139/HT04 Rev A
- The Marsden (2H795) Proposed Floor Plans & Elevations Ref 21/139/HT07 Rev A, HT08 Rev A and HT09 Rev A
- The Bransfield (3H951) Proposed Floor Plans & Elevations Ref 21/139/HT01 Rev A, HT02 Rev A and HT03 Rev A
- The Wainwright (3H1079) Proposed Floor Plans & Elevations Ref 21/139/HT12 Rev A and HT13 Rev A
- The Ruxton (2B719) Proposed Floor Plans & Elevations Ref 21/139/HT11 Rev A
- The Burton (2B719) Proposed Floor Plans & Elevations Ref 21/139/HT05 Rev A
- The Hastings (2B737) Proposed Floor Plans & Elevations Ref 21/139/HT06 Rev A
- The Raleigh (3H927) Proposed Floor Plans & Elevations Ref 21/139/HT10 Rev A
- Daikin Heat Pump Elevations EDLA04-08EV3

Reason: For the avoidance of doubt and so that the Local Planning Authority shall be satisfied as to the details.

APPLICATION NO. 3/2025/0001

DECISION DATE: 09/04/2025

2. The approved air source heat pumps shall be installed in accordance with the submitted Specification Details for the Daikin Heat Pump EDLA04-08EV3 and the submitted Technical Note prepared by Martec Environmental Consultants Ltd Dated 4th March 2025 including the Technical Specification Data contained in the supporting Appendices.

Reason: In order that the Local Planning Authority may ensure that there is no resultant material impact on existing residential properties in terms of noise.

Note(s)

1. This Decision Notice should be read in conjunction with the officer's report which is available to view on the website.

Nicola Hopkins

NICOLA HOPKINS
DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING