



Ribble Valley
Borough Council
www.ribblevalley.gov.uk

Ribble Valley Borough Council
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My reference: 3/2025/0314
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Email: planning@ribblevalley.gov.uk
Date: 06 May 2025

Location: Duke of York Inn Grindleton Brow Grindleton BB7 4QR
Proposal: Approval of details reserved by conditions 12 (biodiversity net gain) and 13 (habitat management and monitoring plan) and the statutory biodiversity condition of planning permission 3/2024/0439.

I write in response to your application to discharge the conditions pursuant to planning approval

Condition 12 (Biodiversity Gain Plan) and the Statutory Biodiversity Gain Condition is discharged insofar that the submitted details are considered acceptable as follows:

Ecology Technical Note (Revision 01)

Condition 13 (Habitat Management and Monitoring Plan) is partially discharged as the submitted details are considered acceptable as follows:

Habitat Management and Monitoring Plan (KSE_089_03)

In order to satisfy the condition in full, notice in writing including photographic evidence and any evidence to show implementation of the correct specifications (e.g. tree labels or a purchase receipt) shall be submitted to and approved in writing by the Local Planning Authority when the approved Habitat Management and Monitoring Plan has been implemented, and the approved habitat creation and enhancement works have been completed. This should be prior to first use of the development permitted. For the avoidance of doubt as the habitat gain is deemed to be 'non-significant' the habitat creation and enhancement will not be actively monitored by the Local Planning Authority.

Nicola Hopkins

NICOLA HOPKINS
DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING

APPLICATION NO. 3/2025/0314

DECISION DATE: 06 May 2025

Applicant:

Mr S Stansfield
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BB7 9LG

Agent:

Mr David Poole
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