

Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe
Lancashire
BB7 2RA

Your ref:

Our ref: RT/RS/2746

Date: 02 July 2025

Reply to: **Bentham Office**

Dear Sirs

RE: Retrospective Planning Application - Construction of a Building to House a Small Scale Pet Cremator at Dockber Laithe Farm, Sawley, Clitheroe, Lancashire, BB7 4LF

This letter accompanies a planning application as outlined above which we are submitting online via the Planning portal, on behalf of our client Mr John Barnes. We have nominated our client to pay the application fee and service charge. The covering letter is accompanied by the following submission documents: the application form, agricultural holding maps, site location maps and elevation drawings.

The development included within the application involves the regularisation of a constructed steel portal framed building within the existing agricultural farmyard area of Dockber Laithe, Sawley. The proposed development is intended to support a small-scale pet crematorium operation.

The proposed building will be used in conjunction with an existing, established pet crematorium business. It will serve exclusively for the cremation of pets collected directly from clients. The operational model involves the following:

- Collection of deceased pets from clients' homes using the company's van
- Transportation to the business's main premises in Burnley for preparation and freezing
- Transfer to the Dockber Laithe site for cremation
- Return of ashes to Burnley for packaging and delivery back to clients

Importantly, the Dockber Laithe site will not be accessed by the public, and all waste materials will be removed from the site, ensuring no on-site waste disposal is required. The only vehicle movements to and from the site are that of the operators of the site, these movements are not anticipated to exceed four journeys along the existing access track leading to Dockber Laithe Farm.

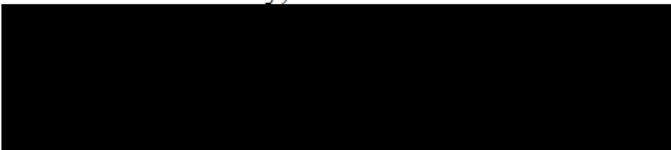
The cremator installed within the building including the business operating procedures and all associated equipment including the chimney have been installed and are fully licensed and certified by DEFRA and the APHA.

The applicant operates a well-established agricultural enterprise that is currently facing increasing financial pressures. These challenges stem from the phased reduction of Basic Payment Scheme (BPS) support, rising production costs, and heightened market volatility. In response, the proposed development outlined in this application represents a strategic effort to diversify income streams. The additional revenue generated will play a crucial role in sustaining the core agricultural operations and ensuring the long-term viability of the business.

The proposed building has been designed specifically for its use and complies with the relevant design criteria for pet crematoriums as prescribed by DEFRA and APHA and has been constructed in materials that are in keeping with surrounding farm buildings. The development provides a source of diversified income for the existing agricultural business. The development, therefore fully accords with both local and national planning policy and the proposed development will not result in any adverse visual or landscape impact given it's proximity to existing buildings within the farmyard.

We trust the Council has all the information that they require to register and validate this application. We look forward to receiving a letter of confirmation in due course.

Yours sincerely,



Robert Spencer BSc (Hons), FAAV
For RICHARD TURNER AND SON

