

RIBBLE VALLEY BOROUGH COUNCIL

please ask for: Emily Pickup

telephone: 01200 425111

e-mail: planning@ribblevalley.gov.uk

my ref: 3/2025/0771

date: 21st October 2025

Council Offices

Church Walk

Clitheroe

BB7 2RA

Switchboard: 01200 425111

www.ribblevalley.gov.uk

Dear Mr Blanc,

TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) ORDER 2015 SCHEDULE 2 PART 6

Proposal: Prior notification for proposed compacted stone and hardcore forestry access track 3.5m wide and 340m long under Part 6 Class E of the GDPO.

Location: Spire Farm Cow Ark Road Newton Clitheroe BB7 3DH.

I refer to your notification made under Schedule 2, Part 6 of the Town and Country Planning (General Permitted Development) Order 2015 (as amended 2018) to determine whether full details are required for the above proposal.

On the basis of the information you have provided, I wish to inform you that the Council have resolved that Prior Approval of details is REQUIRED and APPROVED. Please note that in order to comply with the legislation, the development must be carried out in accordance with the following conditions:

1. Unless otherwise agreed in writing, the development MUST be carried out in accordance with the details submitted to the Local Planning Authority, in particular as contained within:
 - Application Form
 - Track Cross Section
 - Track and Red Line Boundary
 - Woodland creation
2. The development must be carried out within a period of 5 years from the date on which the Council received your Application for Determination which was 24th September 2025.

Please contact Emily Pickup if you require any further information.

Yours faithfully

Nicola Hopkins

NICOLA HOPKINS

DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING

Applicant

Mr Conrad Blanc

Spire Farm

Easington Road

Cow Ark

Clitheroe

BB7 3DH