

Planning Department
Ribble Valley Borough Council
Council Offices
Church Walk
Clitheroe
BB7 2RA

Date 5th February 2026
Ref 2241.corr.RVBC260205

Dear Sir/Madam,

2241 Winkley Hall Farm, Whalley Road, Hurst Green, BB7 9PN

Stanton Andrews is retained by Mr Whittaker ('the applicant') to progress a planning and listed building application in connection with the conversion of 2no. barns to dwellings and the re-building of a smaller barn for ancillary use at the above address. The application has been submitted to Ribble Valley Borough Council via the Planning Portal (ref. PP-14682664) and contains the following information alongside this letter :-

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|-----|---|---------------------------|
| 1. | Completed copy of the 'planning and listed application' form | |
| 2. | Location Plan | Drg Ref. 2241/Ex01 |
| 3. | Existing Site Plan | Drg Ref. 2241/Ex1 |
| 4. | As Existing Plans/Elevations | Drg.Ref. 2241/Ex3-4 & 11 |
| 5. | Proposed Site Plan | Drg Ref. 2241/PL1 |
| 6. | As Proposed Plans/Elevations | Drg.Ref. 2241/PL3-4 & 6-7 |
| 7. | Landscape Layout (prepared by Barnes Walker) | Drg.Ref. M3737-F-PA-01-V2 |
| 8. | Design & Access Statement | |
| 9. | Biodiversity Statement (prepared by Ecology Services Ltd) | |
| 10. | Bat Survey Report and Method Statement (prepared by Batworker Consultancy) | |
| 11. | Archaeological Desk-Based Assessment (prepared by Greenlane Archaeology) | |
| 12. | Heritage Statement (prepared by C J O'Flaherty) | |
| 13. | Structural Report (prepared by Reid Jones Partnership) | |
| 14. | Flood Risk Assessment (prepared by Reid Jones Partnership) – including drainage | |

The applicant is keen to ensure that this planning application can proceed with the Council's support wherever possible. Once reviewed, and if necessary, we would welcome the opportunity to discuss any matters in more detail during the planning period. We trust this is all to your satisfaction and look forward to receiving confirmation of the application's registration.

Yours faithfully,

Daniel Bowe RIBA
for and on behalf of Stanton Andrews Ltd