

Ribble Valley Borough Council



Application for the Modification or Discharge of Planning Obligations

Town and Country Planning Act 1990 (Section 106A)

Town and Country Planning (Modification and Discharge of Planning Obligations) Regulations 1992

FOR OFFICE USE ONLY

APPLICATION NO:	PLEASE READ ACCOMPANYING GUIDANCE NOTES FIRST AND COMPLETE IN BLOCK LETTERS
DATE RECEIVED:	
FEE PAID (AMOUNT): (DATE):	
RECEIPT NO:	
PLANNING APPLICATION FORMS ARE PUBLIC DOCUMENTS AND ALL INFORMATION CONTAINED ON THEM WILL BE PLACED ON DEPOSIT FOR PUBLIC INSPECTION, BOTH IN THE COUNCIL OFFICES, AND ON A WEBSITE	
1a Name and Address of Applicant	1b Name and Address of Agent (if any)
ALICE ROSE WALLBANK	MELLER SPEAKMAN
THOMAS CHARLES WALLBANK	AUBBORE HOUSE
Gander Green Cottage	19-25 MANCHESTER RD
	WILMSLOW SK9 1BQ
	Name for contact
	JO TOWNSON
Tel No:	Tel
	No: [REDACTED]
2. Address of the Site*	
GANDER GREEN COTTAGE	
CLITHEROE ROAD	
GREAT MITTON	
BB7 9PH	
3. Description of Planning Obligation** - please give sufficient information to enable the identification of the Planning Obligation you wish to modify or Discharge	
21/6/88 s52 agreement	
Not to allow dwellings which are the subject of the development to be occupied as permanent residential dwellings or to be occupied other than as holiday accommodation.	

4. Please state why you are applying for the modification or discharge of the planning obligation identified above.

Gander Green Cottage has been occupied as a permanent dwelling for a substantial period without giving rise to planning harm. The holiday occupancy restriction no longer serves a useful planning purpose and fails modern policy and statutory tests.

5. Please provide any additional information that you consider relevant to the determination of this application.

Please see statement

6. Please state the nature of the applicant's interest in the land.

Owner

7. Declaration TO BE COMPLETED BY ALL APPLICANTS

I / We hereby apply for the modification or discharge of a planning obligation under Section 106A of the Town and Country Act 1990 in accordance with the details above, and the submitted plan(s) and documents.

I / We have completed an ownership certificate (either certificate A, B C or D as appropriate) and attached it to this application.

Signed 

On behalf of Alice Wallbank
(insert applicant's name if signed by agent)

Date
13.2.26

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CERTIFICATE UNDER REGULATION 4

CERTIFICATE A

I certify that:

1. On the day 21 days before the date of the accompanying application the planning obligation to which the application relates was enforceable against nobody other than the applicant.

SIGNED DATE

*On behalf of

CERTIFICATE B

I certify that:

1. *I have / The applicant has given the required notice to everyone else against whom, on the day 21 days before the date of the accompanying application the planning obligation to which the application relates was enforceable, as listed below:

Name of person at Address on Date notice served

[REDACTED]

SIGNED DATE 13/2/26

On behalf of ALICE ROSE WALLBANK

NOTES

* Delete where inappropriate

s106A – certs A & B

TO BE PUBLISHED IN A NEWSPAPER BY APPLICANT

Town and Country Planning Act 1990 (Section 106A)
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Notice of an Application to Modify or Discharge a Planning Obligation

I give notice that (a) ALICE ROSE WALLBANK

Is applying to RIBBLE VALLEY BOROUGH COUNCIL to modify/discharge * the planning obligation described below:

PLANNING OBLIGATION

Obligation description: (b)

Not to allow dwellings which are the subject of the development
to be occupied as permanent residential dwellings or to be
occupied other than as holiday accommodation

Address of site: (c)

Gander Green Cottage, Clitheroe Road, Great Milton
BB7 9PH

Obligation date: (d)

21/6/88

Any person against whom the planning obligation is enforceable who wishes to make representations about this application should make them in writing to the Director of Economic Development and Planning, Ribble Valley Borough Council, Council Offices, Church Walk, CLITHEROE BB7 2RA by:

(e)

7/3/26

SIGNED



DATE

13/2/26

*On behalf of

ALICE ROSE WALLBANK

NOTES

- (a) Insert name of applicant.
- (b) Insert a brief description of the planning obligation which the applicant wishes to modify or discharge.
- (c) Insert address or location of land to which the planning obligation relates.
- (d) Insert date that the obligation was entered into.
- (e) Insert giving a period of 21 days beginning with the date of service of this notice.

* Delete where inappropriate.

s106A Notice - press