

[REDACTED]

From: [REDACTED]
Sent: 03 May 2026 11:38
To: Planning
Subject: Re planning application 3/2026/0260

⚠ External Email

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Dear Sir/Madam,

I am writing regarding Planning Application 3/2026/0260.

Land at The Warren Warren Fold Hurst Green BB7 9QH

We [REDACTED], directly [REDACTED]. The red line boundary [REDACTED]

I would like to raise concerns regarding the principle of development on this land, particularly due to the very close proximity to existing residential properties.

We live [REDACTED], and we are particularly concerned that any two-storey dwellings on this site would [REDACTED], resulting in a significant loss of privacy.

In addition, We are concerned about:

- Increased noise and disturbance from up to three dwellings
- The impact on the quiet enjoyment of our garden space
- Whether the site represents overdevelopment given its proximity to surrounding homes

Given how close the proposed development is, I feel this would have a significant impact on residential amenity.

We would ask that these concerns are carefully considered when determining whether development in principle is appropriate for this site.

Kind regards,
[REDACTED]

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 04 May 2026 21:15
To: Planning
Subject: Planning Application Comments - 3/2026/0260 FS-Case-834599914

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2026/0260

Address of Development: Land at The Warren, Warren Fold, Hurst Green, BB7 9QH

Comments: Dear Sir/Madam,

I am writing to formally object to the above planning application for permission in principle for residential development at Land at The Warren, Warren Fold, Hurst Green.

This proposal raises serious concerns, particularly in relation to highway safety and the suitability of the location for additional housing.

Warren Fold is a small cul-de-sac with limited capacity to accommodate increased traffic. The road is already narrow, with restricted passing space and limited visibility in places. Introducing additional dwellings, even at the lower end of the proposed range, will inevitably increase vehicle movements. This will put additional pressure on an already constrained access route and create avoidable safety risks for residents, pedestrians, and children.

There is no clear evidence that the existing road infrastructure can safely support this increase in traffic. The nature of a cul-de-sac means there is no through route, so all additional vehicles will be funnelled in and out via the same access point, compounding congestion and risk.

Furthermore, this development would erode the quiet, rural character of the area. The field currently contributes to the open landscape and setting of Hurst Green, and its loss would be detrimental to the character and amenity of the locality.

In summary, this proposal is unsuitable for this location due to:

- Increased traffic on a small, constrained cul-de-sac
- Highway safety concerns
- Inadequate infrastructure to support development
- Negative impact on the rural character of the area

For these reasons, I strongly urge the Council to refuse this application.