

From: [REDACTED]
Subject: [Planning](#)
Date: Planning permission number 3/2026/0308
03 June 2026 19:40:27

External Email

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Good morning

I have been shown a letter regarding this planning application by a neighbour on my street (Kendal street) as we have not been given a letter about this proposal which I highly object by as it is dangerous for people who live on this street when you have container lorries delivering and blocking the road up so no one can get anywhere on the street dues the lorries and all their vehicles also the fact we have a garage on the end of the road who puts customers cars one the road Aswell . Kendal street is not designed for being a distribution and delivery point.

The fact that they leave their vehicles taking up all one side of the street, so it is a nightmare for parking when I finish work . If you manage to park on the opposite side of the street, they ask you to move your car , even though you live on the street before they started using the building . Another point is that we've had to ring 101 dues to noise past 10pm at night when they start loading and unloading their vans and dragging things on the floor , I have been out at midnight due to them making noise and waking my son up that night, if you wanted to be a distribution and storage facility then you would buy/rent a unit on an industrial estate rather than a street with residential homes on . The container is either unloaded on the trailer or dropped on the road then the lorries go to the opposite road to park while they unload it. When they have collection vehicles to come and pick pallets up, they are just left unattended on the road taking up parking space .

No one on the streets seems to know the name of the business they are running it by as the building is still classed as Harrison's engineering, and you cannot find anything out about it .

Another point is that I have attached two pictures of the consultee addresses they have informed but I like to point out that 3 off them no longer are in use as they are empty building . Rather than getting the people who live on the street and who it is going to affect more of this goes ahead not an empty building .

I highly object to this planning proposal

[REDACTED]
[REDACTED]

From: [REDACTED]
To: [Planning](#)
Subject: Planning Application No: 3/2026/0308
Date: 03 June 2026 19:57:03

External Email

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

Dear Planning Department,

RE: Concern Regarding Possible Unauthorised Change of Use – Former Harrison’s Welding and Engine Engineering Site, Kendal Street, Clitheroe

I am writing as a resident of Kendal Street, Clitheroe, to formally raise concerns and request an investigation into the current use of the premises previously occupied by Harrison’s Welding and Engine Engineering.

I feel it is important to report the significant changes in activity taking place at the site and the impact this is having on the surrounding residential area.

Since the change of ownership, the premises appear to be operating as a storage and distribution facility, seemingly associated with Amazon logistics. This represents a considerable intensification of use and may constitute a material change of use from its previous industrial engineering function. The level of activity is having a clear and adverse effect on the local neighbourhood.

The site is now regularly serviced by large international HGVs and delivery wagons, many of which are unsuitable for Kendal Street due to its limited width and residential nature. Pallets and goods are frequently left on or near the public highway awaiting collection, causing obstruction and visual clutter. Loading and unloading operations are taking place across extended hours, including into the evening, which is resulting in ongoing disruption for residents.

There are also serious concerns regarding highway safety and access. On occasion, the size and positioning of the vehicles involved make it difficult for traffic to pass along the street, raising concerns that emergency services access could be obstructed. This presents a significant safety issue for residents.

These issues are compounded by the proximity of the site to both primary and secondary schools. The increased movement of HGVs and delivery vehicles, together with ongoing operational activity, creates heightened risk for pedestrians, particularly children, and adds to the strain on the surrounding residential streets.

In addition, there is an increasing presence of transit vans linked to the operation being parked along Kendal Street and nearby roads. Residents have observed multiple vans being left on-street, seemingly to free up internal space within the site for shipping containers and storage purposes. This is contributing to parking pressure in an already constrained area, reducing visibility for road users, and further increasing congestion and safety concerns. The combined impact of large delivery vehicles, parked vans, and ongoing industrial-scale activity is placing an unacceptable burden on the street and affecting its safe and appropriate residential use.

I am aware that other residents have also raised concerns with the local police regarding the highway safety implications.

Thank you for your consideration of this matter.

Yours

A solid black rectangular redaction box covering the signature area.

From: [REDACTED]
To: [Planning](#)
Subject: Planning application 3/2026/0308
Date: 03 June 2026 20:45:47

External Email

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

I am writing to raise concerns and object to the above planning application.

- it is a residential st which is not suitable for hgv vehicles and containers which arrive regularly causing obstruction and access issues for residents.
- the people in the property leave vans and cars taking up most of the st whilst they are at their own homes causing parking issues for the residents that live on the st.
- the noise and work being carried out sometimes up to midnight, it states the hours of business is until 18:00, they are there now and it is 20:25 - so they don't not stick to the business hours. We have contacted the police in the past regarding the late night noise.
- when we have spoken to them we get very abrupt answers and told it is an industrial estate which is certainly is not. If that's what they wanted then they needed to look elsewhere.
- when they are dragging things around and loading vans late at night, they have children running up and down the st causing disturbances.
- since they have moved into the premises there have been drug deals taking place on the st and there is regularly a smell of weed.
- the planning application states 5 employees, there are usually a lot more there working, some being children who don't look old enough to be working.
- the building is rammed full of boxes and other goods, which is a fire hazard and the building is dated and could use checks to ensure it is safe for all the boxes and different goods to be stored there.
- since the premises have been occupied the residents in close proximity have had several arguments and grief from the business occupants, we live here and they seem to think they can do whatever they like, cause disruption and then go home. They wake children up and people that work shifts at all hours of the day/night and then laugh in our faces when we address it with them.

I am also concerned that as a resident on Kendal St, I have not had any notification of this, when my neighbours have received letters along with empty premises getting them. If letters had been sent to more residents I am sure you would receive a lot more objections/concerns.

Also why has a planning application only just gone up on one lamp post at the end of the st and no other notifications?

From: [REDACTED]
To: [Planning](#)
Subject: 3/2026/0308 harrisons welding supplies, kendal street, clitheroe
Date: 03 June 2026 21:29:30

External Email

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

Hi Emily

I'm contacting you regarding the proposal of change of use of harrisons welding supplies on kendal st Ref 03/2026/0308.

I'm objecting the change of use to class B8 as I believe they are using the property as a storage location all ready, there constantly dropping shipping containers over the road and pavement, they block the streets for hours on end with 40ft shipping containers on wagons whilst droves of men unsafely unload, they blast there raido loud and shout and spit all over the floor whilst unloading and loading various means of transport with no care for passing public or school children.

They have total filled the street with very large vans and block our comercial acces over lowerd kerbs several times a week.

I have been inside the property and its a major fire hazord to be honnest, the place and the operation is very far from profecinal.

I'm would be doing a site visit to vue myself, the residents of the street asr tired of there lat night antics and loading and creating loud noises.

[REDACTED]

[REDACTED] to hear from youin near future.

Cheers

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

From: [REDACTED]
To: [Planning](#)
Subject: Planning application 3/2026/0308
Date: 04 June 2026 06:23:59

External Email

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

FAO Nicola Hopkins

Planning application 3/2026/0308

Grid ref: 374731 442226

Proposal: proposed change of use from class E to class B8 (storage and distribution)

Location: Harrison Engineering & Welding Supplies, Kendal Street, Clitheroe, BB7 1PA

Notice appeared on lamp post 3/6/26

As residents of Salthill road we have the following objections:

- Unsuitable location for distribution centre
- Residential street
- Taking up resident parking
- Weight limit on residential street, already being ignored repeatedly
- Road is being damaged by containers being dropped in the middle of the road, also blocking access and having no respect for residents in the area.
- Littering in street from property when deliveries being taken in
- Noise at unsociable hours when sorting stock

Has anyone checked on the safety and suitability of the building and location?

- Health & safety hazard
- Fire risk

We feel we have not been suitably notified of this proposal, as only a few residents or properties have had letters, dated 13/5/26, not received until this week with a cut off date for 21 days from date of letter, and the signage of notification only went up yesterday, dated 2/6/26.

We are disappointed that this is even being considered based on the location and lack of suitable facilities for large containers and being a distribution centre with no off road parking facilities for these numerous vehicles.

From: [REDACTED]
To: [Planning](#)
Subject: Objections to Planning Application Number 3/2026/0308
Date: 04 June 2026 14:23:31

External Email

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

Thank you for notifying us of the planning application relating to Harrisons Engineering and Welding Supplies, Kendal Street, BB7 1PA, where the new owners are seeking permission for a change of use to storage and distribution.

I wish to formally object to this application for the reasons set out below.

1. Traffic Impact and Highway Safety

The premises have effectively been operating as a storage and distribution facility for approximately twelve months without the necessary planning consent. During this time, there has been a significant increase in HGV and van movements along a narrow residential street that is unsuitable for industrial-scale traffic.

This gives rise to a number of serious concerns:

- Increased congestion and obstruction on a residential road, making it more difficult for residents to travel safely and conveniently.
- A heightened risk of accidents involving pedestrians, cyclists, and schoolchildren. There is a nearby school, and the size of the vehicles means they often need to undertake complex manoeuvres at the end of the road before reversing into the street.
- Concerns regarding emergency access, as large container lorries frequently obstruct the road, potentially delaying emergency services from reaching properties when required.
- Damage to the road surface caused by heavy vehicles, leading to potholes, increased noise, and additional maintenance costs for the local authority.

Large container lorries now visit the site on a monthly basis, and sometimes multiple times within the same week (There was two on the same day on Tuesday of this week). These vehicles dominate the street scene, restrict visibility, and create hazardous conditions for pedestrians and other road users. The severity of the issue is evidenced by the fact that the police have attended the location on two separate occasions in response to problems associated with container lorries accessing the site. This clearly illustrates the unsuitability of accommodating vehicles of this size on a narrow residential street. I have attached a picture of one of the container lorries at the site.

Furthermore, due to the limited availability of parking, courier drivers often leave vehicles parked on the road while loading and unloading, resulting in traffic queues and blockages.

The business also regularly parks several vans on the street to reserve space for incoming deliveries, placing further pressure on already limited residential parking.

The volume and nature of this industrial traffic are entirely inappropriate for a residential street and are clearly detrimental to highway safety and residential amenity.

2. Safety and Security Concerns

Loading and unloading activities frequently obstruct the pavement, forcing pedestrians, including children, into the carriageway to pass. This presents a clear and unacceptable safety risk.

In addition, pallets of shrink-wrapped goods are often left on the public highway for extended periods while awaiting collection. This not only creates an obstruction but also increases the risk of theft, vandalism, and antisocial behaviour.

The public highway should not be used as an extension of a private storage and distribution operation.

3. Noise Pollution and Disturbance

Although the application states that the proposed operating hours will be Monday to Saturday, 9:00am to 6:00pm, this has not reflected the reality of operations over the past year. The business has regularly operated:

- Late into the evening, often until midnight or beyond.
- On Sundays.
- On bank holidays.

As a result, residents have experienced ongoing and unacceptable levels of noise, including:

- HGV engines, braking systems, and reversing alarms.
- Frequent movements of vans and customer vehicles.
- Loud loading and unloading activities.
- Children assisting with business operations late at night, generating additional noise.
- A damaged door that produces a loud screeching noise whenever it is opened, often during unsociable hours.

This is a quiet residential street, and the level of disturbance, particularly between 6:00pm and midnight, has had a significant adverse effect on residents' quality of life, sleep, wellbeing, and enjoyment of their homes.

4. Unsuitable Use for the Area and Impact on Local Character

The proposed change of use represents a clear industrialisation of a residential area. While there are other commercial premises nearby, the scale and nature of this operation are considerably more intrusive and disruptive.

The principal concerns include:

- Its incompatibility with the residential character of the area.
- The potential negative impact on property values arising from increased traffic, noise, and parking pressures.
- The visual impact of the premises, which are poorly maintained, untidy, and visually prominent within the street.
- Litter and debris, including cardboard, plastic, and packaging materials, which are frequently left scattered around the area following deliveries, with little or no effort made to clear them away.

Granting permission for this change of use would set an undesirable precedent and could encourage further industrial-style activities within an area that is unsuitable for such development.

Conclusion

For the reasons outlined above, including unacceptable traffic impacts, safety concerns, noise disturbance, obstruction of the public highway, and the incompatibility of the proposed use with the residential character of the area, I respectfully request that the planning authority refuse this application.

The operation of the business over the past year has already demonstrated that the proposed use is unsuitable for this location and has had a detrimental effect on the safety, wellbeing, and quality of life of local residents.

Regards

