

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 27 June 2026 16:46
To: Planning
Subject: Planning Application Comments - 3/2026/0375 FS-Case-851621950

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2026/0375

Address of Development: Playing Field, Edisford Road, Clitheroe BB7 3LA

Comments: As Stated in other objections
the proposal is deeply concerning to us for the following reasons

The potential health hazards of materials being used.

Light pollution.

Noise pollution.

Damage to wildlife.

parking at peak times.

The view across the field with its row of established trees and on to Kemple end and the sound of birdsong is beautiful. Six giant steel pylons and the sound of a football hitting metal fencing might spoil the vibe.

There is enough foul language coming from existing Astroturf pitches until late at night . The proposed pitch is closer to family homes exposing children to potential new vocabulary .

Has there been market research to prove demand?

Why cant additional plastic pitches across Edisford rd. be extended?

All in all digging up public grassed spaces and replacing them with loud bright metal and plastic structures seem to be a terrible deal for any local residents within earshot and much of the already diminishing local wildlife

[REDACTED]

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 28 June 2026 21:33
To: Planning
Subject: Planning Application Comments - 3/2026/0375 FS-Case-851825058

[REDACTED]

[REDACTED]

Lancashire

[REDACTED]

Planning Application Reference No.: 3/2026/0375

Address of Development: Grid ref: 372910 441348

Comments: OBJECTION LETTER

Dear Planning Officer,

I am writing as a local resident of [REDACTED] formally object to the above-referenced planning application. Having purchased our property [REDACTED] ago specifically for its quiet, residential environment, my family and I are deeply concerned about the severe, adverse impacts this development will have on our daily lives, safety, and the local area.

I strongly believe this proposal is in direct conflict with Policy DMG1 (General Considerations) and Policy EN5 (Light Pollution) of the Ribble Valley Core Strategy, as well as the National Planning Policy Framework (NPPF). I urge the Council to refuse this application on the following material planning grounds:

1. Severe Detriment to Residential Amenity (Noise and Disturbance)

Under Policy DMG1, developments must not adversely affect the amenity of surrounding residents. The introduction of an all-weather sports pitch directly opposite a residential estate will generate an unacceptable level of noise pollution.

Acoustic Intrusion: The noise generated by competitive sports—including referee whistles, shouting, spectators, and the constant impact of balls hitting the perimeter fencing—is highly intrusive. Furthermore, the inevitable use of foul and abusive language by players and spectators is entirely inappropriate directly adjacent to a residential estate populated by young families.

Impact on Shift Workers: As a [REDACTED] I am required [REDACTED] at irregular hours during the day and early evening to ensure I can perform [REDACTED]. The continuous, unpredictable noise from this pitch will make daytime and evening rest impossible, directly impacting my health, well-being, and ability to work.

Unregulated Hours of Disturbance: Unlike natural grass pitches, which are limited by daylight and weather, an artificial pitch with floodlights allows for intensive, year-round use late into the evening, destroying the quiet enjoyment of our homes when residents—particularly young children—are trying to sleep.

2. Intrusive Light Pollution

The proposed floodlighting is entirely incompatible with this location and directly violates Policy EN5 (Light Pollution), which seeks to protect the character of the night sky and residential areas.

Light Spill and Glare: High-intensity floodlighting columns will result in substantial light spill and glare directly into the habitable rooms and bedrooms of properties on our estate.

Disruption to Sleep: This artificial light intrusion will severely disrupt the sleep patterns of local residents, particularly young children who require early bedtimes, and shift workers who rely on darkened rooms to sleep during non-standard hours.

3. Highway Safety, Parking Overspill, and Pedestrian Danger

The local highway network and our residential estate are entirely unsuitable for the volume of traffic this development will attract.

Exploitation of Residential Parking: While the facility may have a designated car park, it is highly anticipated that users and spectators will park on the roads within our estate to avoid parking charges, time limits, or congestion at the venue. Our road is a quiet, residential street, not designed to accommodate overspill parking.

Danger to Vulnerable Road Users: Our estate is home to a significant number of young children and pets who are accustomed to low-volume, low-speed residential traffic. The sudden influx of vehicles searching for parking, turning, and driving through the estate poses a severe and direct threat to pedestrian safety, contrary to the safety requirements of Policy DMG1.

4. Visual Intrusion and Loss of Open Countryside Character

The field opposite our estate is a valued green space that defines the rural-fringe character of our neighborhood.

* Replacing this natural field with a highly engineered plastic surface, enclosed by industrial-style 3-to-4-meter high weldmesh fencing and tall steel floodlight columns, will create a harsh, urbanizing visual scar. This is entirely out of keeping with the visual amenity of the area.

Conclusion

The proposed development represents an over-intensive, commercial-scale sports use placed inappropriately close to a quiet residential estate. The resulting noise, light pollution, and traffic hazards will decimate the residential amenity that **Policy DMG1** is designed to protect.

For the reasons outlined above, I respectfully request that the Planning Committee refuse this application.

Should the Council be minded to approve the application despite these severe impacts, we request that strict conditions be legally secured, including:

1. A strict curfew on floodlight use (no later than 7:00 PM).
2. The installation of professional-grade acoustic barriers along the boundary facing our estate.
3. A robust Traffic Management Plan that physically prevents users of the pitch from parking within our residential estate.

Please keep me informed of any updates, committee meeting dates, or decisions regarding this application.

Yours sincerely,

