

RIBBLE VALLEY BOROUGH COUNCIL

Department of Development

Council Offices, Church Walk, Clitheroe, Lancashire, BB7 2RA

Telephone: 01200 425111 www.ribblevalley.gov.uk planning@ribblevalley.gov.uk

Town and Country Planning Act 1990

NON MATERIAL AMENDMENT ATTACHED TO A PLANNING PERMISSION

APPLICATION NO: 3/2026/0557

DECISION DATE: 01 September 2026

DATE RECEIVED: 27/07/2026

APPLICANT:

Mr Jeffrey T Marshall
Valley Cottage
Back Lane
Grindleton
Clitheroe
BB7 4RW

AGENT:

DEVELOPMENT PROPOSED: Non-material amendment to planning permission 3/2024/0132 involving reduction in size and modifications to approved fenestration.

AT: Valley Cottage Back Lane Grindleton BB7 4RW

Ribble Valley Borough Council hereby give notice that permission has been granted for the non-material amendments to the planning permission as described above subject to the following condition:

1. Further to the grant of planning permission reference 3/2024/0132, the Council hereby grants approval of the following plans as non-material amendments to that permission, subject to compliance otherwise with the terms of the aforementioned permission:

Material change to proposed extension JTM /32

For the avoidance of doubt the approved materials relate to those specified on Householder Application Form 3/2024/0132, as required by condition 3 of the planning permission, which includes stonework for all external walls.

Reason: For the avoidance of doubt and so that the Local Planning Authority shall be satisfied as to the details.

Note(s)

1. This Decision Notice should be read in conjunction with the officer's report which is available to view on the website.

Nicola Hopkins

NICOLA HOPKINS

DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING