

RIBBLE VALLEY BOROUGH COUNCIL

Department of Development

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

Telephone: 01200 425111 Fax: 01200 414488 Planning Fax: 01200 414487

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Town and Country Planning Act 1990

**PLANNING PERMISSION**

**APPLICATION NO:** 3/2020/0589

**DECISION DATE:** 11 September 2020

**DATE RECEIVED:** 23/07/2020

**APPLICANT:**

Ms Hazel Ronson  
Slyne Consulting Ltd  
Holly Hall Farm  
Old Clitheroe Road  
Hurst Green  
PR3 2YU

**AGENT:**

Ms Hazel Ronson  
Slyne Consulting Ltd  
Throstle Croft  
Main Road  
Thurnham  
LA2 0DP

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**DEVELOPMENT** Construction of a steel portal framed building for housing and feeding of cattle.

**PROPOSED:**

**AT:** Holly Hall Farm Old Clitheroe Road Hurst Green PR3 2YU

Ribble Valley Borough Council hereby give notice that **permission has been granted** for the carrying out of the above development in accordance with the application plans and documents submitted subject to the following condition(s):

1. The development must be begun not later than the expiration of three years beginning with the date of this permission.

Reason: Required to be imposed by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. Unless explicitly required by condition within this consent, the development hereby permitted shall be carried out in complete accordance with the proposals as detailed on drawings:

-Location Plan J1509-01

-J1509-00

Reason: For the avoidance of doubt and to clarify which plans are relevant to the consent

3. The external facing materials, detailed on the approved plans, and within the application 3/2020/0589, shall be used and no others substituted without written consent from the Local Planning Authority.

Reason: In order that the Local Planning Authority may ensure that the materials to be used are appropriate to the locality

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4. The building hereby permitted shall be used for agricultural purposes only (as defined in Section 336(1) of the Town and Country Planning Act 1990).

Reason: To ensure that the building is used solely for agricultural purposes

**Note(s)**

1. For rights of appeal in respect of any condition(s)/or reason(s) attached to the permission see the attached notes.
2. The applicant is advised that should there be any deviation from the approved plan the Local Planning Authority must be informed. It is therefore vital that any future Building Regulation application must comply with the approved planning application.
3. The Local Planning Authority operates a pre-planning application advice service which applicants are encouraged to use. Whether or not this was used, the Local Planning Authority has endeavoured to work proactively and positively to resolve issues and considered the imposition of appropriate conditions and amendments to the application to deliver a sustainable form of development.



NICOLA HOPKINS  
DIRECTOR ECONOMIC DEVELOPMENT & PLANNING