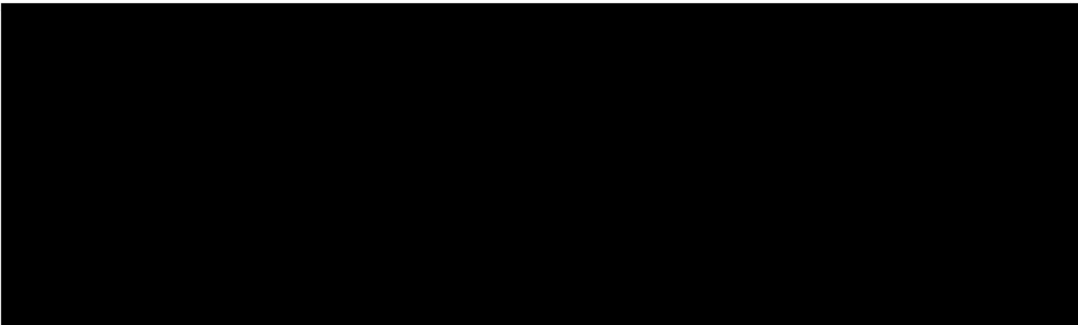




**From:** Contact Centre (CRM) <contact@ribblevalley.gov.uk>  
**Sent:** 15 October 2025 16:31  
**To:** Planning  
**Subject:** Planning Application Comments - 3/2025/0724 FS-Case-757427418



**Planning Application Reference No.:** 3/2025/0724

**Address of Development:** Hawthorn Bungalow  
Rimington

**Comments:** This original single storey 2/3 bedroomed bungalow of approx 175 sq mtre is now proposed to be a three storey seven bedroomed mansion of approx 600 sq mtre. The former bungalow had a planning approval in 2023 for a two storey house with granny flat annex totalling 500sq mtre. Condition 7 of the 2023 application states the property can only be used as a family residence but it may well be ,if this is approved, also be occupied for hotel/B&B use. This application now is a further addition on a site that is the first view of the village from Rimington Lane and will be an over-development and extremely obtrusive building. Ribble Valley has a Strategic Housing Plan which would mean that this development, if approved, would be yet a further £2/3,000,000 development which would alter the whole character/demographics of the village and should be refused.