

**Land off Henthorn Road, Clitheroe
Ribble Valley Borough Council**

**Statement of Common Ground between
Gladman Developments Ltd and Ribble Valley Borough Council
in relation to the principle of development**

**Proposed development for up to 110 dwellings with associated open space with
all matters reserved saved for access**

APP/T2350/W/19/3221189



**Ribble Valley
Borough Council**
ribblevalley.gov.uk

May 2019

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1 INTRODUCTION

1.1 Background

- 1.1.1 This Statement of Common Ground (SoCG) has been prepared by Gladman Developments Ltd (the Appellant) and Ribble Valley Borough Council (RVBC/the Council) and identifies the areas of common ground between them following exchange of evidence.

1.2 Parties

- 1.2.1 The SoCG is jointly agreed by:

Signed:



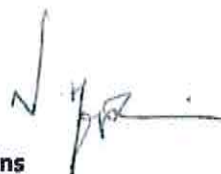
Date:

2/5/19.

Neil Lewis

On behalf of Gladman Developments Ltd

Signed:



Date:

2.5.19.

Nicola Hopkins

On behalf of Ribble Valley Borough Council

2 AGREEMENT ON THE PRINCIPLE OF DEVELOPMENT

2.1 The Principle of Development

- 2.1.1 Following exchange of evidence, both parties agree that the sole area of disagreement between the parties as to whether the appeal proposal accords with the development plan is in relation to the accessibility of the appeal site.
- 2.1.2 Both parties agree that if the Inspector concludes that the appeal scheme is accessible then the proposal accords with the development plan and should be approved without delay, as per policy DS2 of the Core Strategy and paragraph 11 c) of the NPPF2019.