

From: [REDACTED]

Sent: 25 March 2021 17:19

To: Planning <planning@ribblevalley.gov.uk>

Subject: Attn Laura Eastwood Twin Brook Farm Planning decision

Planning application no 3/2019/1103

We are writing regarding the recent planning application passed for two houses at Twin Brook Farm. We have several concerns over this application since we live at [REDACTED] on the South side of Mearley Brook opposite to the development.

We have been studying the site plan and are very concerned about the footpath 6a which runs along the North side of Mearley Brook. This has been closed for a number of years due to erosion and sinkage, On the site map footpath 6a is included within the site boundary. Does this mean that the footpath area is going to be developed and not restored as promised by LCC.

A second concern we have is that access to the site is to be along Upbrooks Lane with all vehicles driving forwards to the site and forwards away from the site. The only reversing space is onto the bridge near Twinbrook Farm. This is deemed unsafe by the council who claim it is not their bridge. Therefore it must belong to someone else. Permission to use the bridge as a turning point needs seeking from the owner. The last development at Twinbrooks Barn resulted in the original bridge sides being destroyed by reversing lorries. Have you an alternative scheme in mind, eg access via Twin Brooks road to the north of the site.

We addressed these concerns in our previous letter regarding planning permission.

We would like to have your comments on this.

yours faithfully

[REDACTED]