

Barrowford and Western Parishes Committee Update 07th February 2019

18/0818/FUL – Kennels at Douglas Hall Cottage, Spenbrook Road.

Goldshaw Booth Parish Council - The Parish Council object to the proposal on the following grounds:

Visual Impact - A larger car park positioned on the rural valley hill top would result in an unacceptable visual impact within an Area of Outstanding Natural Beauty.

Noise - The premises are located within the Forest of Bowland. Residents have complained about the annoying noise levels from dogs barking, disturbing the tranquillity of a quiet rural area. A further consideration should be to the residents of the proposed 28 house development at the Spenbrook mill site, which is in close proximity to the kennels.

It is believed that the noise emanating from the kennels, caused by the continuing dog breeding, dog sales and dog petting would provide an unacceptable level of audible disturbance. Residents are also concerned about the road noise from traffic in the area. An increase in vehicular movements on the narrow country road, could lead to a heightened risk to local residents.

Cross Contamination - Concerns are raised in relation to cross contamination between the pens as there does not appear to be adequate hand or foot sanitation with unsupervised visitors being allowed to roam freely in all areas. Young animals should be protected from the possibility of becoming infected by disease.

Animal Welfare - Concerns were expressed relating to the vulnerability of the young puppies being taken away from their mothers, thereby resulting in attachment issues. Concerns are also raised as to the psychological effect upon the puppies being constantly handled, passed around and disturbed.

Additional notification responses

Numerous additional responses have been received objecting to the development.

The responses predominantly raise concerns relating to animal welfare. As detailed in the Committee report, such matters are not material to the determination of this application; those matters are controlled under other legislation.

The Parish Council comments raise concerns relating to noise. It should be noted that no noise complaints have been received by the Council's Environmental Health section. With the condition proposed to limit the number of puppies that can be accommodated, the proposal would not be likely to result in a greater noise impact than would be likely under the current permission.