

<b>Title</b>	<b>Planning Applications</b>
<b>To:</b>	<b>Planning Control Committee</b>
<b>On:</b>	<b>29 August 2006</b>
<b>By:</b>	<b>Borough Planning Engineering &amp; Transportation Officer</b>
<b>Status:</b>	<b>For Publication</b>

### **Executive Summary**

The attached reports present members with a description of various planning applications, the results of consultations, relevant policies, site history and issues involved.

My recommendations in each case are given in the attached reports.

### **This report has the following implications**

**Area Board/ Ward:** Identified in each case.

**Policy:** Identified in each case.

**Resources:** Not generally applicable.

**Equal Opportunities:** Identified in each case.

### **Human Rights:**

All planning applications are considered against the provisions of the Human Rights Act 1998.

Under Article 6 the applicants (and those third parties who have made representations) have the right to a fair hearing and to this end full consideration will be given to their comments.

Article 8 and Protocol 1 of the First Article confer a right to respect private and family life and a right to the protection of property, ie peaceful enjoyment of one's possessions which could include a person's home, and other land and business assets.

In taking account of the Council policy as set out in the Bury Unitary Development Plan 1997 and all material planning considerations, I have concluded on balance that the rights conferred upon the applicant/ objectors/ residents/ other interested party by Article 8 and Article 1 of the First Protocol may be interfered with, since such interference is in accordance with the law and is justified in the public interest. Any restriction of these rights posed by refusal/ approval of the application is legitimate since it is proportionate to the wider benefits of such a decision, is based upon the merits of the proposal, and falls within the margin of discretion afforded to the Council under the Town & Country Planning Acts.

**BRIAN DANIEL**

## **Borough Planning Engineering & Transportation Officer**

### **Background Documents**

1. The planning application forms and plans submitted therewith.
2. Certificates relating to the ownership.
3. Letters and Documents from objectors or other interested parties.
4. Responses from Consultees.

FOR FURTHER INFORMATION ON THE CONTENTS OF EACH REPORT PLEASE CONTACT INDIVIDUAL CASE OFFICERS IDENTIFIED IN EACH CASE.

**01 Area Board-Ward:** Bury East **App No.** 46492

**Location:** PREMISES TO THE REAR OF 50 BOLTON STREET, BURY  
**Proposal:** CHANGE OF USE TO PRIVATE HIRE BOOKING OFFICE  
**Recommendation:** Approve with Conditions **Site Visit:** N

**Decision & Notes:**

---

**02 Area Board-Ward:** Bury East **App No.** 46708

**Location:** 8 BELL LANE, BURY, BL9 6AR  
**Proposal:** VARIATION TO EXISTING OPENING HOURS (RESUBMISSION)  
**Recommendation:** Approve with Conditions **Site Visit:** N

**Decision & Notes:**

---

**03 Area Board-Ward:** Bury East - Redvales **App No.** 46557

**Location:** LAND OFF GRASMERE DRIVE BURY  
**Proposal:** RESIDENTIAL DEVELOPMENT - REVISIONS TO APPROVED SCHEME WITH 7 TERRACED HOUSES AND 4 SEMI-DETACHED HOUSES (11 DWELLINGS IN TOTAL).  
**Recommendation:** Approve with Conditions **Site Visit:** N

**Decision & Notes:**

---

**04 Area Board-Ward:** Bury West - Church **App No.** 46433

**Location:** LAND AT DAISYFIELD, WELLINGTON STREET, BURY  
**Proposal:** CHANGE OF USE OF LAND TO CONTRACTORS YARD; AREA OF OPEN STORAGE; DISTRIBUTION & RECYCLING OF CONSTRUCTION MATERIALS; TRAINING AREA; ACCESS ROAD; BOUNDARY FENCING; ANCILLARY OFFICES STORAGE & LIGHTING.  
**Recommendation:** Approve with Conditions **Site Visit:** N

**Decision & Notes:**

---

**05 Area Board-Ward:** Bury West - Elton **App No.** 46286

**Location:** FORMER ELTON COP DYE WORKS, WALSHAW ROAD, BURY, BL8 1NQ  
**Proposal:** RESERVED MATTERS APPLICATION FOR MIXED USE DEVELOPMENT (CLASS - B1 - BUSINESS) & RESIDENTIAL DEVELOPMENT OF 84 NO. DWELLINGS

**Recommendation:** Minded to Approve **Site Visit:** N

**Decision & Notes:**



**Location:** CHAPELFIELD MILL, STAND LANE, RADCLIFFE  
**Proposal:** VARIATION TO LAYOUT AND UNIT TYPES PREVIOUSLY GRANTED UNDER PLANNING APPLICATIONS 43762 & 45767 FOR 130 DWELLINGS / APARTMENTS

**Recommendation:** Minded to Approve

**Site Visit:** N

**Decision & Notes:**

---

**12 Area Board-Ward:** Radcliffe - West **App No.** 46699

**Location:** CAMS LANE PRIMARY SCHOOL, CAMS LANE, RADCLIFFE, M26 3SW  
**Proposal:** SECURITY FENCING ALONG BOUNDARY TO DEAN STREET

**Recommendation:** Approve with Conditions

**Site Visit:** N

**Decision & Notes:**

---

**13 Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** 46686

**Location:** KAY BROW YARD, KAY BROW, RAMSBOTTOM, BL0 9AY  
**Proposal:** DOOR AND WINDOW SHUTTERS, EXTRACTION DUCT AND AIR CONDITIONING SYSTEM (RETROSPECTIVE APPLICATION)

**Recommendation:** Approve with Conditions

**Site Visit:** N

**Decision & Notes:**

---

**14 Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** 46711

**Location:** PACK HORSE HOTEL, 139 WHALLEY ROAD, SHUTTLEWORTH, RAMSBOTTOM, BL0 0DG

**Proposal:** DEMOLITION OF EXISTING BUILDING AND ERECTION OF FIVE APARTMENTS WITH AMENDMENTS TO FOUR TOWNHOUSES PREVIOUSLY APPROVED (RESUBMISSION)

**Recommendation:** Approve with Conditions

**Site Visit:** N

**Decision & Notes:**

---