

<b>Title</b>	<b>Planning Applications</b>
<b>To:</b>	<b>Planning Control Committee</b>
<b>On:</b>	<b>26 September 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 - Redvales **App No.** 46495

**Location:** LAND AT PILOT MILL, ALFRED STREET, BURY  
**Proposal:** OUTLINE APPLICATION - RESIDENTIAL DEVELOPMENT  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**02 Area Board-Ward:** Bury West - Elton **App No.** 46332

**Location:** FORMER GARAGE SITE, ADJ 383 TOTTINGTON ROAD, BURY, BL8 1TB  
**Proposal:** FORMATION OF RETAIL STORE (CLASS A1) WITH ASSOCIATED CAR PARKING, SERVICING & LANDSCAPING INCLUDING PARTIAL DEMOLITION AND EXTENSION TO HORRIDGE STREET FRONTAGE  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**03 Area Board-Ward:** Prestwich - Sedgley **App No.** 46565

**Location:** FRIENDSHIP INN, SCHOLES LANE, PRESTWICH, M25 0PD  
**Proposal:** EXTENSION TO FORM GARDEN SHELTER; TOILET EXTENSION AT REAR  
**Recommendation:** Approve with Conditions **Site Visit:** Y  
**Decision & Notes:**

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**04 Area Board-Ward:** Prestwich - Sedgley **App No.** 46772

**Location:** WOODTHORPE HOTEL, BURY OLD ROAD, PRESTWICH, M25 0EG  
**Proposal:** EXTENSION TO EXISTING CAR PARK  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**05 Area Board-Ward:** Prestwich - St Mary's **App No.** 46487

**Location:** RAINSOUGH BREW, 49 RAINSOUGH BROW, PRESTWICH, M25 9XW  
**Proposal:** RESERVED MATTERS - BLOCK OF 16 NO. APARTMENTS  
**Recommendation:** Minded to Approve **Site Visit:** Y  
**Decision & Notes:**

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**06 Area Board-Ward:** Prestwich - St Mary's **App No.** 46764

**Location:** LAND AT FURNITURE WAREHOUSE, OLD COOP YARD, WARWICK STREET, PRESTWICH, M25 7HN  
**Proposal:** PRIOR APPROVAL APPLICATION FOR INSTALLATION OF RADIO BASE STATION CONSISTING OF 15M ULTRA SLIMLINE POLE, THREE NO. ANTENNAS, ONE NO. 300MM DISH ANTENNA, RADIO EQUIPMENT HOUSING AND ANCILLARY DEVELOPMENT  
**Recommendation:** Prior Approval Required and Granted **Site Visit:** N  
**Decision & Notes:**

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**07 Area Board-Ward:** Radcliffe - East **App No.** 46811

**Location:** 21 BLACKBURN STREET, RADCLIFFE, M26 1NN  
**Proposal:** CHANGE OF USE FROM SHOP (CLASS A1) TO COFFEE SHOP (CLASS A3)  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**08 Area Board-Ward:** Radcliffe - West **App No.** 46703

**Location:** HOLLY BANK MILL, HOLLYBANK STREET, RADCLIFFE, M26 0SY  
**Proposal:** RETROSPECTIVE CONSENT FOR CHANGE OF USE TO USE FOR THE STORAGE OF VEHICLES, INCLUDING ACCIDENT DAMAGED VEHICLES, BROKEN DOWN VEHICLES OR VEHICLES INVOLVED IN CRIME IN CONNECTION WITH A VEHICLE RECOVERY BUSINESS AND THE PLACING OF RAZOR WIRE ON TOP OF A SECURITY WALL AND THE ERECTION OF A SECURITY CAMERA  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**09 Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** 46634

**Location:** 43 BOLTON STREET, RAMSBOTTOM, BL0 9HU  
**Proposal:** CHANGE OF USE FROM SHOP AND FIRST FLOOR FLAT TO CLASS A3(COFFEE LOUNGE) AT GROUND FLOOR; OFFICE AT FIRST FLOOR AND CRECHE IN BASEMENT (RESUBMISSION)  
**Recommendation:** Approve with Conditions **Site Visit:** N  
**Decision & Notes:**

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**10 Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** 46835

**Location:** 2 LODGE STREET, RAMSBOTTOM, BL0 9AW  
**Proposal:** CHANGE OF USE FROM DWELLING TO NURSERY EXTENSION ON GROUND FLOOR AND SELF CONTAINED FLAT ON FIRST FLOOR

**Recommendation:** Approve with Conditions

**Site Visit:** N

**Decision & Notes:**

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