Title Planning Applications

To: Planning Control Committee

On: 22 July 2008

By: Assistant Director (Planning, Engineering & Transportation Services)

Status: For Publication

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 Identified in each case.

Opportunities:

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

Assistant Director (Planning, Engineering & Transportation Services)

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.** 49831

Location:CHURCH BUILDINGS, WARTH ROAD, BURY, BL9 9NGProposal:71 DWELLINGS (RESERVED MATTERS APPLICATION)Recommendation:Refuse
Site Visit: N

Decision & Notes:

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O2 Area Board-Ward: Bury West - Church App No. 49805

LAND BETWEEN 78 MILE LANE & MILE LANE HEALTH CENTRE, MILE

LANE, BURY BL8 2JR

Proposal: OUTLINE APPLICATION FOR SHELTERED ACCOMMODATION FOR

THE ELDERLY COMPRISING OF 14 UNITS INCLUDING WARDEN'S

FLAT

Recommendation: Minded to Approve Site Visit: Y

Decision & Notes:

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03 Area Board-Ward: Bury West - Church App No. 50068

Location: BOLTON ROAD, (OPPOSITE 347-349), BURY

Proposal: PRIOR APPROVAL DETERMINATION FOR THE INSTALLATION OF

10M HIGH REPLICA TELEGRAPH POLE (11.4M IN TOTAL) SUPPORTING 3 NO. SHROUDED ANTENNAS AND 1 NO.

ASSOCIATED EQUIPMENT CABINET

Recommendation: Approve with Conditions Site Visit: N

Decision & Notes:

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04 Area Board-Ward: Prestwich - Sedgley App No. 49822

Location: 49-53 BURY NEW ROAD, PRESTWICH, M25 9JY

Proposal: EXTENSION AND ALTERATIONS TO EXISTING KOSHER MEAT AND

GROCERY SHOP (RESUBMISSION)

Recommendation: Approve with Conditions Site Visit: N

Decision & Notes:

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O5 Area Board-Ward: Prestwich - St Mary's App No. 49570

Location: RAINSOUGH BREW, 49 RAINSOUGH BROW, PRESTWICH, M25 9XW **Proposal:** DEMOLITION OF PUBLIC HOUSE & ERECTION OF BLOCK OF 14

APARTMENTS

Recommendation: Minded to Approve Site Visit: Y

Decision & Notes:

06 Area Board-Ward: Prestwich - St Mary's **App No.** 49718 Location: PARK HOTEL, LOWTHER ROAD, PRESTWICH, M25 9GP THREE STOREY BLOCK OF THIRTY APARTMENTS WITH CAR Proposal: PARKING AND ASSOCIATED WORKS **Recommendation:** Minded to Approve Site Visit: Y **Decision & Notes:** 07 Area Board-Ward: Ramsbottom and Tottington - Ramsbottom App No. Location: TO THE REAR OF 55-59 RAMSBOTTOM LANE, RAMSBOTTOM, BLO 9BY Proposal: CHANGE OF USE OF PART OF GARDEN TO REAR OF 55-59 RAMSBOTTOM LANE TO FORM TWO CAR PARKING SPACES **Recommendation:** Approve with Conditions Site Visit: N **Decision & Notes:** 80 **Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** Location: THE RED HALL HOTEL, MANCHESTER ROAD, RAMSBOTTOM, BURY BL9 5HA Proposal: PROPOSED BEDROOM EXTENSION BLOCK; ALTERATIONS TO GROUND AND FIRST FLOORS INCLUDING SINGLE AND TWO STOREY EXTENSIONS; ALTERATIONS TO CAR PARK AND ACCESS (RESUBMISSION) **Recommendation:** Approve with Conditions Site Visit: N **Decision & Notes:** 09 Area Board-Ward: Ramsbottom and Tottington - Ramsbottom App No. 50041 Location: LAND ADJ RIVER IRWELL, HARRISON STREET, RAMSBOTTOM, CONSTRUCTION OF 4 NO. LIGHT INDUSTRIAL UNITS (CLASS B1) Proposal: Site Visit: N **Recommendation:** Approve with Conditions **Decision & Notes:**

10 Area Board-Ward: Ramsbottom and Tottington - Ramsbottom App No. 50050

Location: 43 BOLTON STREET, RAMSBOTTOM, BL0 9HU

Proposal: CHANGE OF USE TO GROUND FLOOR BAR (CLASS A4), BASEMENT

RESTAURANT (CLASS A3) AND ASSOCIATED KITCHEN/OFFICE/STORAGE AT FIRST FLOOR

Decision & Notes:

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Site Visit: N

Recommendation: Approve with Conditions

12 Area Board-Ward: Whitefield + Unsworth - Pilkington Park App No. 50062

Location: WHITEFIELD GOLF CLUB, HIGHER LANE, WHITEFIELD, M25 7EZ
Proposal: TOILET EXTENSION TO EXISTING REFRESHMENT HUT ADJACENT

10TH TEE (RETROSPECTIVE)

Recommendation: Approve with Conditions Site Visit: N

Decision & Notes:

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