

Title	Planning Applications
To:	Planning Control Committee
On:	23 August 2011
By:	Development Manager
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 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.

Development Manager

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:** Radcliffe - North **App No.** 53981
- Location:** 87 Church Street, Ainsworth, Bolton, BL2 5RD
Proposal: Variation of Condition 2 of 52380 - Approved drawings - Alterations in the design of the roof of two storey outrigger at front and rear, alteration of position of house.
Recommendation: Approve with Conditions **Site Visit:** Y
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- 02 **Area Board-Ward:** Bury East - Moorside **App No.** 54011
- Location:** Windacre Works, Mather Road, Bury, BL9 6RA
Proposal: Conversion of former dye works to 8 no. dwellings
Recommendation: Approve with Conditions **Site Visit:** N
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- 03 **Area Board-Ward:** Ramsbottom and Tottington - Ramsbottom **App No.** 54110
- Location:** St Josephs RC Primary School, Queen Street, Ramsbottom, Bury, BL0 9JJ
Proposal: Two storey extension to form four classrooms & temporary classroom.
Recommendation: Approve with Conditions **Site Visit:** N
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- 04 **Area Board-Ward:** Whitefield + Unsworth - Pilkington Park **App No.** 54177
- Location:** 231 Bury New Road, Whitefield, Manchester, M45 8QP
Proposal: Change of use from bank (Class A2) to restaurant (Class A3)
Recommendation: Approve with Conditions **Site Visit:** N
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- 05 **Area Board-Ward:** Bury East - Moorside **App No.** 54184
- Location:** Pavement at Fernhill Business Park, Hardman/Every Street, Bury, BL9 5AA
Proposal: Installation of 20 m high street pole with shrouded antennas and equipment cabinets to facilitate site sharing
Recommendation: Prior Approval Required and Granted **Site Visit:** N
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