

Minutes of:	PLANNING CONTROL COMMITTEE
Date of Meeting:	1 st September 2026
Present:	Councillor G Staples-Jones (in the Chair) Councillors C Boles, A Chaudhry, D Duncalfe, M Hayes, B Ibrahim, G Martin, J Roith and M Walsh
Public Attendance:	6 members of the public and no members of the press were in attendance at the meeting.

PCC.1 APOLOGIES FOR ABSENCE

Apologies for absence were submitted by Councillors U Farooq, D Hill, D Quinn and M Rubinstein.
Councillors A Chaudhry and G Martin acted as substitute representatives for Councillors Hill and Rubinstein.

PCC.2 DECLARATIONS OF INTEREST

There were no declarations of interest.

PCC.3 MINUTES OF THE MEETING HELD ON THE 28TH JULY 2026

Delegated decision:

That the Minutes of the meeting held on the 28th July 2026 be approved as a correct record and signed by the Chair.

PCC.4 PLANNING APPLICATIONS

A report from the Head of Development Management was submitted in relation to applications for planning permission.

There was supplementary information to add in respect of application numbers 72542 and 73410.

The Committee heard representations from objectors and applicants in respect of the applications submitted. This was limited to three minutes for the speaker.

Delegated decisions:

1. That the Committee was **Minded to Approve** the following application in accordance with the reasons put forward by the Development Manager in the report and the supplementary information submitted and subject to all other conditions included, along with the signing and completion of a Section 106 agreement for recreation provision in accordance with Policy RT2/2 of the Bury Unitary Development Plan and SPD1. If the agreement was not signed within a reasonable timeframe, then delegated authority would be sought by the Development Manager to determine the application:-

Land adjacent to 62 Springside Road, Bury, BL9 5JQ

Application for reserved matters (appearance, landscaping, layout and scale) following outline approval (68815) for 12 no. dwellings and all details required to discharge the following conditions from application 68815: 6 (Drainage Strategy), 7 (Boundary Treatment), 9

(Amphibians Avoidance Measures), 11 (Hedgehogs and Other Mammals Avoidance Measures), 16 (Highways Aspects) and 18 (Travel Plan Strategy)

2. That the Committee **Approved with Conditions** the following application in accordance with the reasons put forward by the Development Manager in the report and the supplementary information submitted and subject to all other conditions included:-

Former Ambulance Station, Cemetery Road, Ramsbottom, Bury, BL0 9PU

Demolition of former Ramsbottom Ambulance Station and erection of 3 no. dwellings with associated parking, private gardens and landscaping

PCC.5 DELEGATED DECISIONS

A report from the Head of Development Management was submitted listing all recent planning application decisions made by Officers using delegated powers since the last meeting of the Planning Control Committee.

Delegated decision:

That the report and appendices be noted.

PCC.6 PLANNING APPEALS

A report from the Head of Development Management was submitted listing all recent planning and enforcement appeal decisions since the last meeting of the Planning Control Committee.

Delegated decision:

That the report and appendices be noted.

PCC.7 THE NATIONAL SCHEME OF DELEGATION- FOR PLANNING DECISION MAKING

A report from the Head of Development Management was submitted on the implementation of the National Scheme of Delegation for the determination of Planning Applications.

Delegated decision:

That the report and appendices be noted.

PCC.8 URGENT BUSINESS

No urgent business was report.

COUNCILLOR G STAPLES-JONES

Chair

(Note: The meeting started at 7.00pm and ended at 7.25pm)