

# REPORT FOR NOTING

<b>DECISION OF:</b>	<b>PLANNING CONTROL COMMITTEE</b>
<b>DATE:</b>	<b>28 June 2022</b>
<b>SUBJECT:</b>	<b>DELEGATED DECISIONS</b>
<b>REPORT FROM:</b>	<b>HEAD OF DEVELOPMENT MANAGEMENT</b>
<b>CONTACT OFFICER:</b>	<b>DAVID MARNO</b>
<b>TYPE OF DECISION:</b>	<b>COUNCIL</b>
<b>FREEDOM OF INFORMATION/STATUS:</b>	This paper is within the public domain
<b>SUMMARY:</b>	The report lists: Recent delegated planning decisions since the last PCC
<b>OPTIONS &amp; RECOMMENDED OPTION</b>	The Committee is recommended to the note the report and appendices
<b>IMPLICATIONS:</b>	
<b>Corporate Aims/Policy Framework:</b>	Do the proposals accord with the Policy Framework? Yes
<b>Statement by the S151 Officer: Financial Implications and Risk Considerations:</b>	Executive Director of Resources to advise regarding risk management
<b>Statement by Executive Director of Resources:</b>	N/A
<b>Equality/Diversity implications:</b>	No
<b>Considered by Monitoring Officer:</b>	N/A
<b>Wards Affected:</b>	All listed
<b>Scrutiny Interest:</b>	N/A

**TRACKING/PROCESS****DIRECTOR:**

Chief Executive/ Strategic Leadership Team	Executive Member/Chair	Ward Members	Partners
Scrutiny Committee	Committee	Council	

---

**1.0 BACKGROUND**

This is a monthly report to the Planning Control Committee of the delegated planning decisions made by the officers of the Council.

**2.0 CONCLUSION**

That the item be noted.

---

**List of Background Papers:-None****Contact Details:-**

David Marno, Head of Development Management  
Planning Services, Department for Resources and Regulation  
3 Knowsley Place  
Bury BL9 0EJ

**Tel: 0161 253 5291**

**Email: [d.marno@bury.gov.uk](mailto:d.marno@bury.gov.uk)**

# Planning applications decided using Delegated Powers

## Between 21/05/2022 and 17/06/2022



Ward: **Bury East**

---

**Application No.:** 68111      **App. Type:** FUL      17/06/2022      Approve with Conditions  
**Location:** 1 The Rock, Bury, BL9 0JP  
**Proposal:** Change of use of basement, rear of ground floor, 1st/2nd/3rd floors from commercial (Class E) to 7 no. flats with external alterations

---

**Application No.:** 68112      **App. Type:** LBC      17/06/2022      Approve with Conditions  
**Location:** 1 The Rock, Bury, BL9 0JP  
**Proposal:** Listed building consent for change of use of basement, rear of ground floor, 1st/2nd/3rd floors from commercial (Class E) to 7 no. flats with external alterations

---

**Application No.:** 68117      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** The Old Court House, Unit 3, Tenterden Street, Bury, BL9 0AL  
**Proposal:** Change of use from offices (Class E) to 1no. dwelling (Class C3)

---

**Application No.:** 68197      **App. Type:** FUL      25/05/2022      Approve with Conditions  
**Location:** 16 Bolton Street, Bury, BL9 0LQ  
**Proposal:** Proposed replacement of 3No dilapidated windows

---

**Application No.:** 68211      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** 2 Cherry Avenue, Bury, BL9 7NA  
**Proposal:** Part single/Part two storey extension at rear and Front porch

---

**Application No.:** 68227      **App. Type:** FUL      09/06/2022      Approve with Conditions  
**Location:** 86 Topping Fold Road, Bury, BL9 7NS  
**Proposal:** Two/single storey extension at rear

---

**Application No.:** 68273      **App. Type:** FUL      08/06/2022      Approve with Conditions  
**Location:** Unit 1, Britannia Mill, 1 Croft Street, Bury, BL9 7BG  
**Proposal:** Addition of first floor office extension to existing offices, internal remodelling, addition of entrance canopy and Photo Voltaic Solar Panels to west facing roof pitch.

---

**Application No.:** 68362      **App. Type:** ADV      06/06/2022      Approve with Conditions  
**Location:** Unit F1, The Rock Shopping Centre, Bury, BL9 0NN  
**Proposal:** 1no. internally illuminated fascia sign and 1no. internally illuminated projecting sign

---

Ward: **Bury East - Moorside**

---

<b>Application No.:</b>	67993	<b>App. Type:</b>	FUL	26/05/2022	Approve with Conditions
<b>Location:</b>	Britannia Mill, Samuel Street, Bury, BL9 6PG				
<b>Proposal:</b>	Demolition of existing industrial unit and erection of replacement industrial unit; Widening of access with height restriction gantry and sliding gates				

---

<b>Application No.:</b>	68123	<b>App. Type:</b>	FUL	23/05/2022	Approve with Conditions
<b>Location:</b>	Former Tetlo and Hutchinson Ltd, Regent Street, Bury, BL9 5AT				
<b>Proposal:</b>	Construction of new single storey offices (Use Class E) following demolition of existing works				

---

<b>Application No.:</b>	68147	<b>App. Type:</b>	FUL	07/06/2022	Approve with Conditions
<b>Location:</b>	36-40 Walmersley Road, Bury, BL9 6DP				
<b>Proposal:</b>	Change of use of first floor store to form self-contained flat at 36 Walmersley Road; new shop front and roller shutters to 40 Walmersley Road and single storey extension at rear (38/40 Walmersley Road); provision of bike store and waste bin area at rear of 40 Walmersley Road				

Ward: **Bury East - Redvales**

---

<b>Application No.:</b>	68045	<b>App. Type:</b>	FUL	06/06/2022	Approve with Conditions
<b>Location:</b>	Bury College Woodbury Centre, Market Street, Bury, BL9 0BG				
<b>Proposal:</b>	Erection of a freestanding timber lodge to be used for teaching purposes and associated works including pedestrian access and external lighting				

---

<b>Application No.:</b>	68195	<b>App. Type:</b>	FUL	31/05/2022	Approve with Conditions
<b>Location:</b>	174 Parkhills Road, Bury, BL9 9AW				
<b>Proposal:</b>	Part single/Part two storey at rear and Two storey extension at side.				

---

<b>Application No.:</b>	68204	<b>App. Type:</b>	FUL	31/05/2022	Approve with Conditions
<b>Location:</b>	11 Redmere Drive, Bury, BL9 9GB				
<b>Proposal:</b>	Two storey extension at side; Front porch				

---

<b>Application No.:</b>	68240	<b>App. Type:</b>	FUL	27/05/2022	Approve with Conditions
<b>Location:</b>	98 Wellington Road, Bury, BL9 9BQ				
<b>Proposal:</b>	Two storey extension at side/rear and single storey extension at rear; Front porch; Rebuild wall to rear and addition of sliding gates				

---

<b>Application No.:</b>	68254	<b>App. Type:</b>	FUL	26/05/2022	Approve with Conditions
<b>Location:</b>	179 Parkhills Road, Bury, BL9 9AF				
<b>Proposal:</b>	Two storey extension at front; Two storey extension at side; Part single/Part two storey extension at rear and juliet balcony at rear				

Ward: **Bury West - Elton**

---

<b>Application No.:</b>	68308	<b>App. Type:</b>	LDCP	31/05/2022	Lawful Development
<b>Location:</b>	9 Arundel Close, Bury, BL8 1YB				
<b>Proposal:</b>	Lawful development certificate for proposed single storey extension to a domestic dwelling				

---

**Application No.:** 68309      **App. Type:** LDCP      31/05/2022      Lawful Development  
**Location:** 15 Rushmere Drive, Bury, BL8 1DW  
**Proposal:** Lawful development certificate for proposed demolition of existing conservatory and erection of single storey rear extension

Ward: **Bury West - West**

---

**Application No.:** 67922      **App. Type:** FUL      23/05/2022      Approve with Conditions  
**Location:** Chantlers County Primary School, Foulds Avenue, Bury, BL8 2SF  
**Proposal:** Single storey infill extension to front elevation corner including canopy; Entrance road to be altered to cater for new extension plus 5 new parking spaces; Store to be replaced with new cycle shelter.

---

**Application No.:** 68272      **App. Type:** FUL      09/06/2022      Approve with Conditions  
**Location:** 37 Newington Drive, Bury, BL8 2NE  
**Proposal:** Two Storey Extension At Rear; Front Porch

---

**Application No.:** 68282      **App. Type:** FUL      31/05/2022      Approve with Conditions  
**Location:** 15 Mitton Close, Bury, BL8 2LD  
**Proposal:** First floor extension at rear.

Ward: **North Manor**

---

**Application No.:** 67808      **App. Type:** RES      01/06/2022      Approve with Conditions  
**Location:** Land adjacent to 6 Bentley Lane, Bury, BL9 6RZ  
**Proposal:** Application for reserved matters approval (access, appearance, landscaping, layout and scale) for the erection of 3 no.dwellings and associated works

---

**Application No.:** 68201      **App. Type:** FUL      26/05/2022      Approve with Conditions  
**Location:** 12 Caldry Drive, Ramsbottom, Bury, BL0 9TY  
**Proposal:** Two storey extension at side; single storey extension at front and dormer roofs replaced with pitched lean-to roofs.

---

**Application No.:** 68245      **App. Type:** PMBPA      10/06/2022      Prior Approval Required and Refused  
**Location:** Tottington Manor Farm, Turton Road, Bury, BL8 3QQ  
**Proposal:** Prior approval for the change of use from agricultural building to dwellinghouse

---

**Application No.:** 68278      **App. Type:** FUL      06/06/2022      Approve with Conditions  
**Location:** 9 Larkfield Close, Tottington, Bury, BL8 4QJ  
**Proposal:** Part single/Part two storey extension with Juliet balcony at rear; Single storey extensions at front

---

**Application No.:** 68377      **App. Type:** AG      16/06/2022      Prior Approval Required and Granted  
**Location:** Goosefield Farm, Springside Road, Bury  
**Proposal:** Prior approval for proposed agricultural storage building

## Ward: **Prestwich - Holyrood**

---

**Application No.:** 67765      **App. Type:** FUL      25/05/2022      Approve with Conditions  
**Location:** 4 Hill Top Avenue, Prestwich, Manchester, M25 1LL  
**Proposal:** Demolition of existing side garage and replace with single storey side/front extension with living accommodation; Rear bay window

---

**Application No.:** 68016      **App. Type:** FUL      01/06/2022      Approve with Conditions  
**Location:** 377 Middleton Road, Prestwich, Manchester, M24 4QZ  
**Proposal:** Single storey side and rear extension

---

**Application No.:** 68168      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** 254 Heywood Road, Prestwich, Manchester, M25 2GR  
**Proposal:** First floor extension at rear; bay window extension at front and loft conversion / rear dormer extension

---

**Application No.:** 68255      **App. Type:** FUL      09/06/2022      Approve with Conditions  
**Location:** 34 Brooklawn Drive, Prestwich, Manchester, M25 2GS  
**Proposal:** Single storey extension at side

---

**Application No.:** 68259      **App. Type:** LDGP      23/05/2022      Lawful Development  
**Location:** 12 Birch Grove, Prestwich, Manchester, M25 3DP  
**Proposal:** Lawful development certificate for proposed single storey side extension

---

**Application No.:** 68321      **App. Type:** FUL      08/06/2022      Approve with Conditions  
**Location:** 84 Tamworth Avenue, Whitefield, Manchester, M45 6UA  
**Proposal:** Single storey front/rear and side extension

## Ward: **Prestwich - Sedgley**

---

**Application No.:** 67886      **App. Type:** FUL      31/05/2022      Approve with Conditions  
**Location:** 23 Breeze Mount, Prestwich, Manchester, M25 0AH  
**Proposal:** Garage conversion to living accommodation with door and window (frosted glazing); First floor side extension (Retrospective) with hipped roof.

---

**Application No.:** 67918      **App. Type:** LBC      25/05/2022      Approve with Conditions  
**Location:** Flat 53, Charlton Court, Charlton Avenue, Prestwich, Manchester, M25 0BE  
**Proposal:** Listed building consent for removal of a 30 year old back boiler and gas fire in lounge; Removal of hot water cylinder and pipework; Installation new combi boiler in office/store room; External combi boiler flue to be situated on outside wall

---

**Application No.:** 68140      **App. Type:** FUL      26/05/2022      Approve with Conditions  
**Location:** 10 Bury Old Road, Prestwich, Manchester, M25 0EX  
**Proposal:** First floor infill extension at front / side with supporting brick piers; elevational changes; part conversion of garage together with addition of windows / doors to form succah

---

**Application No.:** 68171      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** 8 Chandos Road, Prestwich, Manchester, M25 9WW  
**Proposal:** Single storey extension at front; Single storey extension at side; Single storey extension at rear; Hip to gable roof extension; Dormer extensions at front and rear to form loft conversion.

---

**Application No.:** 68179      **App. Type:** LDCEP      15/06/2022      Lawful Development  
**Location:** 77 Downham Crescent, Prestwich, Manchester, M25 0BR  
**Proposal:** Lawful development certificate for proposed single storey rear extension

---

**Application No.:** 68258      **App. Type:** FUL      15/06/2022      Approve with Conditions  
**Location:** 15 Ravens Close, Prestwich, Manchester, M25 0FU  
**Proposal:** Part single/Part two storey extension at rear; Front porch

---

**Application No.:** 68350      **App. Type:** GPDE      26/05/2022      Prior Approval Not Required - Extension  
**Location:** 32 Lichfield Drive, Prestwich, Manchester, M25 0HX  
**Proposal:** Prior approval for proposed single storey rear extension

---

Ward: **Prestwich - St Mary's**

---

**Application No.:** 68345      **App. Type:** FUL      08/06/2022      Approve with Conditions  
**Location:** 38 Scott Road, Prestwich, Manchester, M25 9GN  
**Proposal:** Part single storey/Part first floor extension at rear

---

Ward: **Radcliffe - East**

---

**Application No.:** 68093      **App. Type:** FUL      31/05/2022      Approve with Conditions  
**Location:** 52-54 Water Street, Radcliffe, Manchester, M26 4DF  
**Proposal:** Change of use from dental surgery E(e) to dwelling house C3(a), removal of roller shutters and security bars, with first floor rear extension, additional rear door for storage, new bay windows and porch to the front.

---

**Application No.:** 68185      **App. Type:** FUL      26/05/2022      Approve with Conditions  
**Location:** 15 Eastbrook Avenue, Radcliffe, Manchester, M26 2RT  
**Proposal:** Two storey extension at side; Single storey extension at rear; Front porch; New driveway/pavement crossing

---

**Application No.:** 68247      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** 6 Kingston Road, Radcliffe, Manchester, M26 2XN  
**Proposal:** Single storey extension at rear

---

**Application No.:** 68316      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** 2 Bury And Bolton Road, Radcliffe, Manchester, M26 4LD  
**Proposal:** Two storey extension at side; First floor extension at rear and erection of detached outbuilding at front

---

---

**Application No.:** 68329      **App. Type:** FUL      07/06/2022      Approve with Conditions  
**Location:** Bealey Industrial Estate, Hallam Street, Radcliffe, Manchester, M26 2BD  
**Proposal:** Cladding to various buildings

---

**Application No.:** 68355      **App. Type:** LDCP      16/06/2022      Lawful Development  
**Location:** 7 Wilton Gardens, Radcliffe, Manchester, M26 2UP  
**Proposal:** Lawful development certificate for proposed single storey extension at rear and detached outbuilding at rear

**Ward:** **Radcliffe - North and Ainsworth**

---

**Application No.:** 67864      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** Former Tarmac Building Materials Ltd, Stopes Road, Radcliffe, Bolton, BL3 1NR  
**Proposal:** Removal of condition no. 2 (to remove the requirement for the submission of a reserved matters application prior to commencement of works); and variation to condition 5 (coal), condition 6 (drainage), condition 7 (highways), condition 8 (construction traffic management plan) of p/p 66064 (Reserved Matters for means of access to the site (Bury Council) and outline planning application for the demolition of the existing structures on the site, and redevelopment of the site for a future residential development of up to 132 no. dwellings and associated public open space, with all matters reserved except for access (Bolton Council))

---

**Application No.:** 68339      **App. Type:** FUL      17/06/2022      Approve with Conditions  
**Location:** 1 Clyde Terrace, Radcliffe, Manchester, M26 4PL  
**Proposal:** Removal of existing fence at front and erection of 1.5 metres high brick wall with pillars at front

**Ward:** **Radcliffe - West**

---

**Application No.:** 68180      **App. Type:** FUL      07/06/2022      Approve with Conditions  
**Location:** Mcdonalds Ltd, Pilkington Way, Radcliffe, Manchester, M26 0SB  
**Proposal:** Refurbishment of the restaurant for alterations to shop front and entrance door, reconfiguration of parking bays and kerb lines; associated works to the site.

---

**Application No.:** 68191      **App. Type:** FUL      31/05/2022      Approve with Conditions  
**Location:** 24 Clough Meadow Road, Radcliffe, Manchester, M26 3RY  
**Proposal:** Part single/Part two storey extension at side and Single storey extension at rear

**Ward:** **Ramsbottom + Tottington - Tottington**

---

**Application No.:** 68126      **App. Type:** FUL      07/06/2022      Approve with Conditions  
**Location:** Gorsey Clough Farm, Harwood Road, Tottington, BL8 3PT  
**Proposal:** Erection of an agricultural building

---

**Application No.:** 68253      **App. Type:** FUL      08/06/2022      Approve with Conditions  
**Location:** 56 Kirklees Street, Tottington, Bury, BL8 3NY  
**Proposal:** Single storey extension at rear.



---

**Application No.:** 68256      **App. Type:** FUL      13/06/2022      Approve with Conditions  
**Location:** 3 Oakwood Close, Bury, BL8 1DD  
**Proposal:** Single storey extension at rear; Garage conversion

---

**Application No.:** 68313      **App. Type:** LDCP      01/06/2022      Lawful Development  
**Location:** 27 Quakers Field, Tottington, Bury, BL8 4AZ  
**Proposal:** Lawful development certificate for proposed loft conversion with rear dormer

---

Ward: **Ramsbottom and Tottington - Ramsbottom**

---

**Application No.:** 67569      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** Holcombe Moor Training Centre, Spen Leach Lane, Hawkshaw, Bury, BL8 4JJ  
**Proposal:** Construction of standalone storage building

---

**Application No.:** 67711      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** St John Shuttleworth, Whalley Road, Ramsbottom, BL0 0EF  
**Proposal:** Conversion of existing church into single dwelling

---

**Application No.:** 68097      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** 21 Marlborough Close, Ramsbottom, Bury, BL0 9YU  
**Proposal:** Increase in roof height, First floor side extension over garage and single storey rear extension

---

**Application No.:** 68199      **App. Type:** FUL      09/06/2022      Approve with Conditions  
**Location:** 10 Beechwood Avenue, Ramsbottom, Bury, BL0 0BH  
**Proposal:** Two storey extension at side; alterations to driveway and new vehicular access

---

**Application No.:** 68218      **App. Type:** FUL      16/06/2022      Approve with Conditions  
**Location:** 129 Manchester Road, Ramsbottom, Bury, BL9 5NL  
**Proposal:** Single storey extension at front/side; Two storey extension at rear; Front Porch

---

**Application No.:** 68270      **App. Type:** FUL      27/05/2022      Approve with Conditions  
**Location:** Greystones, Redisher Lane, Ramsbottom, Bury, BL8 4HX  
**Proposal:** Demolition of existing outbuilding; Single storey rear extension; Porch with canopy at rear; New window opening/replacement windows to corridor to east elevation; New french door opening (dining room) to west elevation

---

**Application No.:** 68343      **App. Type:** FUL      15/06/2022      Approve with Conditions  
**Location:** 2 Croftlands, Ramsbottom, Bury, BL0 9SD  
**Proposal:** Front porch; Fenestration amendment to front elevation and extended driveway

---

Ward: **Whitefield + Unsworth - Pilkington Park**

---

**Application No.:** 68198      **App. Type:** FUL      01/06/2022      Approve with Conditions  
**Location:** 103 Bury New Road, Whitefield, Manchester, M45 7EG  
**Proposal:** Installation of two rapid electric vehicle charging stations within the car park of McDonald's. (Three existing parking spaces will become two EV charging bays, along with associated equipment).

---

**Application No.:** 68209      **App. Type:** FUL      15/06/2022      Approve with Conditions  
**Location:** 26 Hillingdon Road, Whitefield, Manchester, M45 7QN  
**Proposal:** Replacement detached house, detached summer house in rear garden, boundary fence and new driveway

---

**Application No.:** 68229      **App. Type:** FUL      10/06/2022      Approve with Conditions  
**Location:** 100 Park Lane, Whitefield, Manchester, M45 7PT  
**Proposal:** Landscaping changes to allow for two parking spaces at the front garden as well as a shared stair with adjoining property, removal of side door, plus relocation of one door at rear, and enlarged garage

---

**Application No.:** 68328      **App. Type:** FUL      15/06/2022      Approve with Conditions  
**Location:** 60 Marle Croft, Whitefield, Manchester, M45 7NB  
**Proposal:** Single storey front extension

---

**Application No.:** 68349      **App. Type:** GPDE      26/05/2022      Prior Approval Not Required - Extension  
**Location:** 10 Ross Avenue, Whitefield, Manchester, M45 7FH  
**Proposal:** Prior approval for proposed single storey rear extension

---

**Ward: Whitefield + Unsworth - Unsworth**

---

**Application No.:** 68079      **App. Type:** FUL      15/06/2022      Approve with Conditions  
**Location:** Former Castlebrook High School, Parr Lane, Bury, BL9 8LP  
**Proposal:** Erection of Two storey special education needs and disability school (SEND) including hard and soft landscaping, multi use games area (MUGA), creation of on-site car parking and creation of new vehicular access on Parr Lane with a pick up and drop off area

---

**Application No.:** 68225      **App. Type:** FUL      07/06/2022      Approve with Conditions  
**Location:** Moss View, 4 Killy Lane, Bury, BL9 8GA  
**Proposal:** Proposed single storey out-building to accommodate a hot tub, changing room and store.

---

**Application No.:** 68296      **App. Type:** TEL      25/05/2022      Prior Approval Not Required  
**Location:** Multiwood Products Ltd, Roach Bank Road, Bury, BL9 8RQ  
**Proposal:** Prior approval for proposed installation of 99.94kWp solar panels (99.94kWp system) to be installed on the roof of Multiwood Products

---

**Application No.:** 68318      **App. Type:** LDCEP      31/05/2022      Lawful Development  
**Location:** 26 Wilton Drive, Bury, BL9 8BG  
**Proposal:** Lawful development certificate for proposed loft conversion and rear dormer

---

---

**Application No.:** 68379      **App. Type:** LDCP      16/06/2022      Lawful Development  
**Location:** 22 St Georges Road, Bury, BL9 8JG  
**Proposal:** Lawful development certificate for proposed single storey rear extension

---

**Total Number of Applications Decided:**      71