

REPORT FOR NOTING

DECISION OF:	PLANNING CONTROL COMMITTEE
DATE:	30 May 2023
SUBJECT:	DELEGATED DECISIONS
REPORT FROM:	HEAD OF DEVELOPMENT MANAGEMENT
CONTACT OFFICER:	DAVID MARNO
TYPE OF DECISION:	COUNCIL
FREEDOM OF INFORMATION/STATUS:	This paper is within the public domain
SUMMARY:	The report lists: Recent delegated planning decisions since the last PCC
OPTIONS & RECOMMENDED OPTION	The Committee is recommended to the note the report and appendices
IMPLICATIONS:	
Corporate Aims/Policy Framework:	Do the proposals accord with the Policy Framework? Yes
Statement by the S151 Officer: Financial Implications and Risk Considerations:	Executive Director of Resources to advise regarding risk management
Statement by Executive Director of Resources:	N/A
Equality/Diversity implications:	No
Considered by Monitoring Officer:	N/A
Wards Affected:	All listed
Scrutiny Interest:	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:-**

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Planning applications decided using Delegated Powers

Between 17/04/2023 and 21/05/2023



Ward: **Bury East**

Application No.: 69300 **App. Type:** LDCP 24/04/2023 Lawful Development

Location: 86 Castle Hill Road, Bury, BL9 7RW

Proposal: Lawful development certificate for proposed rear dormer

Application No.: 69370 **App. Type:** FUL 09/05/2023 Approve with Conditions

Location: 17 Rowan Drive, Bury, BL9 7QP

Proposal: Single storey rear extension

Application No.: 69472 **App. Type:** FUL 11/05/2023 Approve with Conditions

Location: Castle Leisure Centre, Bolton Street, Bury, BL9 0EZ

Proposal: Installation of 2 no. replacement boiler flues

Application No.: 69480 **App. Type:** P3JPA 17/05/2023 Prior Approval Not required

Location: 5 Crompton Street, Bury, BL9 0AD

Proposal: Prior approval for proposed change of use from Class E to 16 no. apartments (Class C3)

Ward: **Bury East - Moorside**

Application No.: 68797 **App. Type:** FUL 20/04/2023 Approve with Conditions

Location: Windacre Farm, Mather Road, Walmersley, BL9 6RB

Proposal: 1no. Detached dwelling

Application No.: 69416 **App. Type:** FUL 26/04/2023 Approve with Conditions

Location: 60 West Drive, Bury, BL9 5DW

Proposal: Dormer at side

Application No.: 69497 **App. Type:** FUL 03/05/2023 Approve with Conditions

Location: 6 Wheatfield Close, Bury, BL9 6XD

Proposal: Single storey rear extension

Application No.: 69524 **App. Type:** FUL 19/05/2023 Approve with Conditions

Location: 7 Wheatfield Close, Bury, BL9 6XD

Proposal: Two storey side/rear extension; Single storey rear extension; Render to external elevations

Ward: **Bury East - Redvales**

Application No.: 69424 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 10 Rhiwlas Drive, Bury, BL9 9DD
Proposal: Single storey front porch extension and single storey extensions at side / rear

Application No.: 69462 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 9 Somerset Drive, Bury, BL9 9DG
Proposal: Replacement of conservatory with single storey rear extension

Application No.: 69479 **App. Type:** FUL 16/05/2023 Refused
Location: 2 Orchid Drive, Bury, BL9 9EL
Proposal: Front porch; Two storey side extension; Single storey rear extension

Application No.: 69487 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 649 Whitefield Road, Bury, BL9 9PR
Proposal: Single storey rear extension

Ward: **Bury West - Elton**

Application No.: 68982 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: 65 Bankhouse Road, Bury, BL8 1DY
Proposal: First floor side extension

Application No.: 69537 **App. Type:** FUL 16/05/2023 Approve with Conditions
Location: 44 Farm Crescent, Radcliffe, M26 4LX
Proposal: Single storey extension at rear

Ward: **Bury West - West**

Application No.: 69379 **App. Type:** LDGP 19/04/2023 Lawful Development
Location: 83 Newington Drive, Bury, BL8 2DZ
Proposal: Lawful development certificate for proposed extension of a rear dormer following the demolition of the existing dormer

Application No.: 69405 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 73-75 Ainsworth Road, Bury, BL8 2PY
Proposal: Dormer at rear and conversion of loft space to 1 no. flat

Application No.: 69457 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 77 Haig Road, Bury, BL8 2LG
Proposal: Two storey side extension with front, rear, side dormers; Single storey rear extension; Single storey front extension, including front porch; Additional window to front elevation; Extension to existing vehicular access

Ward: **North Manor**

Application No.: 69126 **App. Type:** FUL 21/04/2023 Approve with Conditions
Location: Claremont, Hollymount Lane, Tottington, Bury, BL8 4HP
Proposal: Erection of detached garden room and detached garage

Application No.: 69354 **App. Type:** LDCE 03/05/2023 Lawful Development
Location: 20 Longsight Road, Ramsbottom, Bury, BL0 9TD
Proposal: Lawful development certificate for existing first floor extension projecting 3m from existing building line

Application No.: 69364 **App. Type:** FUL 20/04/2023 Approve with Conditions
Location: 12 Greenheys Crescent, Tottington, Bury, BL8 4QD
Proposal: Single storey wrap around extension

Application No.: 69408 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 853 Walmersley Road, Bury, BL9 5LE
Proposal: Two storey side extension; Single storey rear extension

Application No.: 69449 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 20 Longsight Road, Ramsbottom, Bury, BL0 9TD
Proposal: Variation of condition no. 2 (approved plans) of p/p 69043 to change the colour of the render to off white, colour of the window to clay and timber detailing to bay windows; introduction of 2 no. first floor side windows; amendments to existing front first floor bay window; retention of existing chimney; introduction of ground floor side window in rear extension; amendments to the first floor rear window arrangements.

Ward: **Prestwich - Holyrood**

Application No.: 69307 **App. Type:** FUL 19/04/2023 Approve with Conditions
Location: 15 Sandgate Road, Whitefield, Manchester, M45 6WG
Proposal: Single storey extensions at side and rear with decking at rear and glass balustrades; erection of gate at side and external alterations including new window to first floor rear elevation and increase in size of first floor window to side elevation

Application No.: 69376 **App. Type:** FUL 17/04/2023 Approve with Conditions
Location: 4 Lynton Drive, Prestwich, Manchester, M25 2QS
Proposal: Single storey rear extension

Application No.: 69490 **App. Type:** P3CPA 16/05/2023 Prior Approval Not Required
Location: Sports Pavilion, Heys Road, Prestwich, M25 1BZ
Proposal: Prior approval for the installation of solar equipment - Installation of a solar PV system comprising of 28 PV modules to the clubhouse roof

Ward: **Prestwich - Sedgley**

Application No.: 69284 **App. Type:** FUL 05/05/2023 Refused
Location: 51 Sheepfoot Lane, Prestwich, Manchester, M25 0DN
Proposal: Raised garden level at rear with stepped access and retaining boundary wall

Application No.: 69324 **App. Type:** LDCP 03/05/2023 Lawful Development
Location: 9 East Meade, Prestwich, Manchester, M25 0JJ
Proposal: Lawful development certificate for proposed change of use from four-bedroom house (Class C3) to residential children's home for two children with up to two staff working on a rota basis (Class C2)

Application No.: 69393 **App. Type:** LDCP 18/04/2023 Refused
Location: 271 Middleton Road, Manchester, M8 4LX
Proposal: Lawful development certificate for proposed erection of outbuilding for use as gym and storage areas

Application No.: 69468 **App. Type:** FUL 09/05/2023 Approve with Conditions
Location: 24 Richmond Avenue, Prestwich, Manchester, M25 0LZ
Proposal: Loft conversion with dormers at front and rear

Application No.: 69478 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 12 Queens Drive, Prestwich, Manchester, M25 0HQ
Proposal: Single storey extension at side/rear with external stairs at rear

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

Application No.: 68945 **App. Type:** LDCE 24/04/2023 Lawful Development
Location: 418A Bury New Road, Prestwich, Manchester, M25 1BD
Proposal: Lawful development certificate for existing use - Retail shop & 6 Studio apartments

Application No.: 69091 **App. Type:** TEL 21/04/2023 Prior Approval Required and Granted
Location: Land at Butterstile playing fields (between 47-53 Venwood Road & 206-212 Butterstile Lane), Venwood Road, Prestwich, Manchester, M25 9UF
Proposal: Prior approval for proposed installation of a 20m Monopole with 6no. Antennas; 1no. GPS module, 2no. Transmission Dishes and 3no. Remote Radio Units (RRUs); 1no. meter cabinet, 3no. equipment cabinets at the base and ancillary development including 1.8m high palisade fencing

Application No.: 69381 **App. Type:** FUL 28/04/2023 Refused
Location: Land off Flashfields, Prestwich, M25 9XW
Proposal: Erection of 2 no. detached dwellings

Application No.: 69414 **App. Type:** GPDE 24/04/2023 Prior Approval Not Required - Extension
Location: 10 Swarbrick Drive, Prestwich, Manchester, M25 9TD
Proposal: Prior approval for proposed single storey rear extension

Application No.: 69438 **App. Type:** LDCP 05/05/2023 Lawful Development
Location: 10 Byron Avenue, Prestwich, Manchester, M25 9LT
Proposal: Lawful development certificate for proposed single storey side extension

Application No.: 69448 **App. Type:** FUL 19/05/2023 Approve with Conditions
Location: 149 Butterstile Lane, Prestwich, Manchester, M25 9UW
Proposal: Garage conversion; Single storey front extension and porch

Application No.: 69460 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 27 Pinfold Drive, Prestwich, M25 3EQ
Proposal: Two storey side extension; Single storey rear extension.

Application No.: 69465 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 19 St Marys Road, Prestwich, Manchester, M25 1AQ
Proposal: Removal of existing roof covering to pitched roof slopes and fixing of new roof tiles to pitched roof slopes (following grant of planning permission 67633 for hip to gable roof extension and rear dormer extension to accommodate loft conversion)

Application No.: 69477 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 15 Hamilton Close, Prestwich, Manchester, M25 9JS
Proposal: Single storey rear extension

Application No.: 69488 **App. Type:** FUL 16/05/2023 Approve with Conditions
Location: 2 Kershaw Avenue, Prestwich, Manchester, M25 9YT
Proposal: Hip to gable roof conversion with rear dormer.

Ward: **Radcliffe - East**

Application No.: 69403 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 8 Hardys Drive, Radcliffe, Manchester, M26 2TL
Proposal: Single storey front extension to include garage conversion

Application No.: 69404 **App. Type:** FUL 24/04/2023 Approve with Conditions
Location: 11 Morris Street, Radcliffe, Manchester, M26 2HF
Proposal: Two storey side/rear extension; Single storey rear extension

Application No.: 69432 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 102 Ainsworth Road, Radcliffe, Manchester, M26 4ED
Proposal: Demolition of garage and erection of replacement detached garage to rear of property

Ward: **Radcliffe - North and Ainsworth**

Application No.: 68988 **App. Type:** FUL 20/04/2023 Approve with Conditions
Location: Land adjacent to Sunnybank, Arthur Lane, Ainsworth, Bury, BL2 5PN
Proposal: Change of use and conversion of existing stable building with single storey rear extension to form an office/home gym.

Application No.: 69201 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: 43 Broomfield Close, Ainsworth, Bolton, BL2 5QY
Proposal: First floor extension at side

Application No.: 69215 **App. Type:** FUL 26/04/2023 Refused
Location: Land adjacent to 78 Countess Lane, Radcliffe, Manchester, M26 3NH
Proposal: Erection of 1 no. dwelling

Application No.: 69412 **App. Type:** FUL 24/04/2023 Approve with Conditions
Location: 28 Sumner Avenue, Ainsworth, Radcliffe, Bolton, BL2 5RQ
Proposal: First floor balcony at side with glass balustrade

Application No.: 69435 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: 22 Thompson Avenue, Ainsworth, Bolton, BL2 5RJ
Proposal: Front porch extension

Application No.: 69436 **App. Type:** PMBPA 03/05/2023 Prior Approval Required and Granted
Location: Barrack Fold Farm, Arthur Lane, Radcliffe, Bolton, BL2 5PU
Proposal: Prior approval for the change of use from agricultural building to dwellinghouse

Application No.: 69450 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 187 Bury New Road, Radcliffe, Bolton, BL2 6QQ
Proposal: Single storey extension at rear

Ward: **Radcliffe - West**

Application No.: 69241 **App. Type:** P3JPA 25/04/2023 Prior Approval Required and Granted
Location: 127 Blackburn Street, Radcliffe, Manchester, M26 3WQ
Proposal: Prior approval for proposed change of use from Day Nursery (Class E) to 6 no. flats (Class C3)

Application No.: 69453 **App. Type:** FUL 26/04/2023 Approve with Conditions
Location: 1 Rayleigh Close, Radcliffe, Manchester, M26 1RL
Proposal: Two storey rear extension

Application No.: 69470 **App. Type:** FUL 11/05/2023 Approve with Conditions
Location: Asda Stores Ltd, Pilkington Way, Radcliffe, Manchester, M26 3DA
Proposal: Installation of height restrictor barrier and bollards to car park

Ward: **Ramsbottom + Tottington - Tottington**

Application No.: 69372 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 29 Chestnut Avenue, Tottington, Bury, BL8 3EE
Proposal: Part single/Part two storey extension at rear and First floor extension at side

Application No.: 69384 **App. Type:** LDCP 12/05/2023 Refused
Location: Lynton, Watling Street, Tottington, Bury, BL8 3QW
Proposal: Lawful development certificate for proposed garage conversion

Application No.: 69395 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: 577 Walshaw Road, Bury, BL8 3AF
Proposal: Single storey side and rear extensions

Application No.: 69399 **App. Type:** FUL 21/04/2023 Approve with Conditions
Location: 3 Turton Chase, Tottington, Bury, BL8 4FZ
Proposal: Single storey side extension

Application No.: 69446 **App. Type:** FUL 26/04/2023 Approve with Conditions
Location: 141 Cotswold Crescent, Bury, BL8 1QL
Proposal: Loft conversion with side dormer, rear first floor window with juliette balcony and alteration to first floor window; Front porch

Application No.: 69516 **App. Type:** FUL 09/05/2023 Approve with Conditions
Location: 18 Deacons Crescent, Tottington, Bury, BL8 3DW
Proposal: Replacement of existing conservatory with single storey rear extension

Ward: Ramsbottom and Tottington - Ramsbottom

Application No.: 69301 **App. Type:** FUL 21/04/2023 Approve with Conditions
Location: Christ Church Meeting Hall, Great Eaves Road, Ramsbottom, Bury, BL0 0PX
Proposal: Retention of storage container and cabin to car park at rear for use as community food bank/storage

Application No.: 69389 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: Land off Dorothy Street, Ramsbottom, Bury, BL0 9QJ
Proposal: Variation of condition no.2 (approved plans) of planning permission 57515 and associated non-material amendment 67537: Revised house type design

Application No.: 69406 **App. Type:** AG 18/04/2023 Prior Approval Required and Refused
Location: Sheep Hey Farm, Whalley Road, Shuttleworth, Ramsbottom, Bury, BL0 0ND
Proposal: Prior approval for proposed agricultural building

Application No.: 69494 **App. Type:** LDCP 17/05/2023 Lawful Development
Location: 55 Garnett Street, Ramsbottom, Bury, BL0 9JN
Proposal: Lawful development certificate for proposed rear dormer extension to attic and single storey rear extension

Ward: **Whitefield + Unsworth - Besses**

Application No.: 69073 **App. Type:** FUL 18/04/2023 Approve with Conditions
Location: 22 Naden Walk, Whitefield, Manchester, M45 8NW
Proposal: Single storey side extension

Application No.: 69353 **App. Type:** FUL 20/04/2023 Approve with Conditions
Location: 52 Oak Lane, Whitefield, Manchester, M45 8ET
Proposal: Single storey extension at side and rear; Front porch and Single storey outbuilding in rear garden

Application No.: 69482 **App. Type:** GPDE 28/04/2023 Prior Approval Not Required - Extension
Location: 33 Dalton Avenue, Whitefield, Manchester, M45 6DF
Proposal: Prior approval for proposed single storey rear extension

Application No.: 69493 **App. Type:** FUL 03/05/2023 Approve with Conditions
Location: 108 Thatch Leach Lane, Whitefield, Manchester, M45 6FW
Proposal: Single storey rear extension

Application No.: 69506 **App. Type:** FUL 05/05/2023 Approve with Conditions
Location: 45 Hindburn Close, Whitefield, Manchester, M45 8JQ
Proposal: Single storey front extension and single storey rear extension

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

Application No.: 69368 **App. Type:** GPDE 18/04/2023 Prior Approval Required Refused - Ext
Location: 21 Philips Drive, Whitefield, Manchester, M45 7PY
Proposal: Application for prior approval of a proposed enlargement of a dwellinghouse by construction of additional storeys - Proposed additional storey to create a three storey house (maximum height 9.11 metres)

Application No.: 69409 **App. Type:** FUL 21/04/2023 Approve with Conditions
Location: 114 Radcliffe New Road, Radcliffe, Manchester, M45 7WQ
Proposal: Single storey rear extension

Application No.: 69431 **App. Type:** FUL 26/04/2023 Approve with Conditions
Location: 46 Marle Croft, Whitefield, Manchester, M45 7NB
Proposal: Two storey extensions at side and rear; Single storey front extension; Front porch

Application No.: 69437 **App. Type:** FUL 03/05/2023 Refused
Location: 1 Park Hill Drive, Whitefield, Manchester, M45 7PD
Proposal: Erection of wall and fencing to side boundaries

Application No.: 69443 **App. Type:** FUL 26/04/2023 Approve with Conditions

Location: 8 Leyburn Close, Whitefield, Manchester, M45 7UE

Proposal: Variation of condition 2 (approved plans) of planning permission 68040 - The existing garage door is to be replaced with masonry infill including door and window opening, and the dormers would be increased in size.

Application No.: 69501 **App. Type:** TEL 11/05/2023 Prior Approval Required and Refused

Location: Sedgley Park RUFC, Philips Park Road, Prestwich, Bury, M45 7GH

Proposal: Prior approval for the proposed telecommunications installation of a new sharable 30m lattice mast, with 6 no. antenna and 2 no. transmission dishes (collocated with an existing mast to the south of the site); 7no.equipment cabinets; 2.4m high perimeter fence and ancillary development.

Ward: **Whitefield + Unsworth - Unsworth**

Application No.: 69169 **App. Type:** LDPC 18/04/2023 Lawful Development

Location: 3 Sandown Road, Bury, BL9 8HN

Proposal: Lawful development certificate for proposed use of a (C3a) dwelling for a children's home for a maximum of three children with three carers of whom two sleep overnight working on a rota basis (C2)

Application No.: 69288 **App. Type:** FUL 18/04/2023 Approve with Conditions

Location: 15 South Close, Bury, BL9 8EL

Proposal: Single storey side/rear extension

Application No.: 69334 **App. Type:** FUL 18/04/2023 Approve with Conditions

Location: Unsworth Primary School, Blackley Close, Bury, BL9 8LY

Proposal: Single storey extension for sensory and speech therapy room

Application No.: 69394 **App. Type:** LDPC 28/04/2023 Lawful Development

Location: 5 Allendale Drive, Bury, BL9 8EJ

Proposal: Lawful development certificate for proposed loft conversion with dormer to domestic dwelling

Application No.: 69429 **App. Type:** GPDE 18/04/2023 Prior Approval Not Required - Extension

Location: 400 Bury New Road, Whitefield, Manchester, M45 7SX

Proposal: Prior approval for proposed single storey rear extension

Application No.: 69442 **App. Type:** FUL 05/05/2023 Approve with Conditions

Location: 12 Meadway, Bury, BL9 9TY

Proposal: Single storey front extension

Application No.: 69502 **App. Type:** LDPC 19/05/2023 Lawful Development

Location: 36 Thurston Close, Bury, BL9 8NW

Proposal: Lawful development certificate for proposed single storey rear elevation extension including internal alterations and improvements

Total Number of Applications Decided: 81