

REPORT FOR NOTING

DECISION OF:	PLANNING CONTROL COMMITTEE
DATE:	19 March 2024
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 12/02/2024 and 10/03/2024**



Ward: Bury East

Application No.: 70416 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: 3-5 Princess Parade, Bury, BL9 0QL
Proposal: Change of use from shop (Class E) to adult gaming centre (Sui Generis)

Application No.: 70417 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: 3-5 Princess Parade, Bury, BL9 0QL
Proposal: New shop front and alterations; Siting of 3 no. air condenser units to rear

Application No.: 70418 **App. Type:** ADV 13/02/2024 Approve with Conditions
Location: 3-5 Princess Parade, Bury, BL9 0QL
Proposal: 2 No.internally illuminated fascia signs (letters only) and 2 no.internally illuminated projecting suspended signs internally (letters only)

Ward: Bury East - Moorside

Application No.: 70387 **App. Type:** PIAPA 28/02/2024 Prior Approval Required and Refused
Location: 51 Walmersley Road, Bury, BL9 5AE
Proposal: Prior approval for change of use of part of ground floor from retail unit (Use Class E) to 1 no. dwelling (Use Class C3)

Ward: Bury East - Redvales

Application No.: 70303 **App. Type:** FUL 15/02/2024 Approve with Conditions
Location: Land at Burns Avenue (rear of 26-28 St Peters Road), Bury, BL9 9RB
Proposal: Erection of 1 no. dwelling with associated access, landscaping and boundary wall/fence

Application No.: 70341 **App. Type:** FUL 29/02/2024 Refused
Location: Heaton House, Brierley Street, Bury, BL9 9HN
Proposal: Alterations to existing first floor two HMO into one HMO to include an additional bedroom (single occupancy)

Application No.: 70374 **App. Type:** FUL 19/02/2024 Approve with Conditions
Location: 162 Parkhills Road, Bury, BL9 9AW
Proposal: Two/single storey rear extension

Application No.: 70379 **App. Type:** FUL 29/02/2024 Approve with Conditions
Location: 95 Rutland Drive, Bury, BL9 9DR
Proposal: Change of use from dwelling (Class C3) to children's residential care home (Class C2)

Ward: **Bury West - Elton**

Application No.: 70199 **App. Type:** FUL 19/02/2024 Approve with Conditions
Location: Our Lady Of Lourdes Roman Catholic County Primary, Rudgwick Drive, Bury, BL8 1YA
Proposal: Single storey extension to form two additional classrooms housing Y1 & Y2 children and a SEND resource unit, an office, toilets and a link corridor

Ward: **Bury West - West**

Application No.: 69853 **App. Type:** LDCP 14/02/2024 Refused
Location: 219 Ainsworth Road, Bury, BL8 2SQ
Proposal: Lawful development certificate for proposed conversion of the hipped roof to a gable profile to the front elevation

Application No.: 70366 **App. Type:** FUL 21/02/2024 Approve with Conditions
Location: Hillside, Greenhill Road, Bury, BL8 2LJ
Proposal: Single storey side extension

Application No.: 70404 **App. Type:** FUL 29/02/2024 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

Application No.: 70432 **App. Type:** FUL 29/02/2024 Approve with Conditions
Location: 13 Fieldhead Avenue, Bury, BL8 2LX
Proposal: Single storey rear extension; patio and steps at rear

Ward: **North Manor**

Application No.: 70446 **App. Type:** FUL 26/02/2024 Refused
Location: 313 Holcombe Road, Tottington, Bury, BL8 4BB
Proposal: Change of use of land at side to extend residential curtilage together with extension of existing yard area to the side and erection of 1.8 metre high boundary fence and wall; Single storey extension at side

Ward: **Prestwich - Holyrood**

Application No.: 70362 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: 14 Ogwen Drive, Prestwich, Manchester, M25 1LH
Proposal: Single storey side/rear extension

Application No.: 70375 **App. Type:** FUL 23/02/2024 Approve with Conditions
Location: 9 Nursery Road, Prestwich, Manchester, M25 3EW
Proposal: Single storey side extension; Extension of driveway and vehicular dropped crossing

Application No.: 70389 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: 14 Ogwen Drive, Prestwich, Manchester, M25 1LH
Proposal: Two storey extension at side/rear and single storey rear extension

Ward: **Prestwich - Sedgley**

Application No.: 70122 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: 54 Albert Avenue, Prestwich, Manchester, M25 0LX
Proposal: New front porch; single storey / two storey rear extension with juliet balcony and New basement

Application No.: 70226 **App. Type:** FUL 15/02/2024 Approve with Conditions
Location: 64 Kings Road, Prestwich, Manchester, M25 0LN
Proposal: Rear dormer extension

Application No.: 70347 **App. Type:** FUL 21/02/2024 Approve with Conditions
Location: 2 Mosslee Avenue, Prestwich, Manchester, M8 4LY
Proposal: Single storey side/rear extension; Two storey rear extension; Hip to gable loft conversion with rear dormer

Application No.: 70370 **App. Type:** FUL 19/02/2024 Approve with Conditions
Location: 24 Tewkesbury Drive, Prestwich, Manchester, M25 0HG
Proposal: Single storey rear extension

Application No.: 70393 **App. Type:** FUL 04/03/2024 Approve with Conditions
Location: 8 Rectory Avenue, Prestwich, Manchester, M25 1DE
Proposal: Single storey rear extension and first floor rear extension

Application No.: 70398 **App. Type:** FUL 01/03/2024 Approve with Conditions
Location: 25 Ravensway, Prestwich, Manchester, M25 0EU
Proposal: Two storey side extension, first floor rear extension with juliet balcony and raised decking at rear

Application No.: 70469 **App. Type:** FUL 04/03/2024 Approve with Conditions
Location: 23 Castle Hill Road, Prestwich, Manchester, M25 0FR
Proposal: Single storey rear extension; First floor rear extension with juliette balcony; Roof alteration to existing single storey side extension

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

Application No.: 70312 **App. Type:** FUL 23/02/2024 Refused
Location: 11 Pinfold Drive, Prestwich, M25 3EQ
Proposal: First floor front extension

Application No.: 70332 **App. Type:** FUL 14/02/2024 Approve with Conditions

Location: 4 Butt Hill Road, Prestwich, Manchester, M25 9NJ

Proposal: Demolition of existing conservatory and development of bungalow to provide first floor living accommodation in roof space including raising of ridge height of roof / roof extension; dormer window at side; velux rooflights to both sides and front; single storey infill extension at front; part garage conversion; installation of solar panels and external alterations

Application No.: 70388 **App. Type:** LDCEP 28/02/2024 Lawful Development

Location: 8 Ringstone Close, Prestwich, Manchester, M25 9PZ

Proposal: Lawful development certificate for proposed use of a (Class C3a) dwelling as a residential home for a maximum of two children with two carers who would sleep overnight on a rota basis (Class C2)

Ward: **Radcliffe - East**

Application No.: 70090 **App. Type:** DEM 16/02/2024 Prior Approval Required and Granted

Location: 7 Whittaker Street, Radcliffe, Bury, M26 2TD

Proposal: Prior approval for proposed demolition of existing building

Application No.: 70334 **App. Type:** PIP 14/02/2024 Approve

Location: Land off Holcombe Grove/south east of Milltown Street, Radcliffe, M26 1SE

Proposal: Application for permission in principle for residential development of up to 9 no. dwellings

Application No.: 70496 **App. Type:** ADV 06/03/2024 Approve with Conditions

Location: 4 Mill Bank, Radcliffe, Manchester, M26 1AJ

Proposal: 2 no. internally illuminated totem signs; 3 no. external illuminated fascia signs; 1 no. externally illuminated double sided freestanding sign; 2 no. digital logo prints; 1 no. refurbished freestanding sign

Ward: **Radcliffe - North and Ainsworth**

Application No.: 70300 **App. Type:** FUL 04/03/2024 Approve with Conditions

Location: 2 Burghley Close, Radcliffe, Manchester, M26 3XZ

Proposal: Single storey side extension for use as garage

Application No.: 70373 **App. Type:** FUL 21/02/2024 Approve with Conditions

Location: 36 Northlands, Radcliffe, Manchester, M26 4GB

Proposal: Single storey rear extension

Application No.: 70437 **App. Type:** FUL 22/02/2024 Approve with Conditions

Location: 78 Countess Lane, Radcliffe, Manchester, M26 3NH

Proposal: Single storey extension at front/side/rear to form family annexe ancillary to existing dwelling

Ward: **Ramsbottom + Tottington - Tottington**

Application No.: 69766 **App. Type:** FUL 28/02/2024 Approve with Conditions
Location: 39 Bradshaw Road, Walshaw, Tottington, Bury, BL8 3PW
Proposal: Demolition and rebuilding of dwelling; basement and ground floor extension at rear and single storey extension at front

Application No.: 70266 **App. Type:** FUL 14/02/2024 Approve with Conditions
Location: 35 Sunny Bower Street, Tottington, Bury, BL8 3HL
Proposal: Two storey rear extension, single storey front extension, decking at rear and external alterations

Application No.: 70394 **App. Type:** FUL 07/03/2024 Approve with Conditions
Location: 12 Oswestry Close, Tottington, Bury, BL8 4BY
Proposal: Two storey side extension; Render to all elevations with timber cladding to front elevation

Ward: **Ramsbottom and Tottington - Ramsbottom**

Application No.: 68885 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: Land at Carr Bank Lodge, 7 Ramsbottom Lane, Ramsbottom, Bury, BL0 9DJ
Proposal: Erection of 1 no. dwelling

Application No.: 69969 **App. Type:** FUL 13/02/2024 Approve with Conditions
Location: Westgate, 339 Manchester Road, Ramsbottom, Bury, BL9 5NA
Proposal: Increase roof ridge height (by 1100mm) with front dormer; Single storey rear extension.

Application No.: 70271 **App. Type:** FUL 29/02/2024 Approve with Conditions
Location: 32 Victoria Street, Ramsbottom, Bury, BL0 9ED
Proposal: Single storey rear extension; Loft conversion with front and rear dormer extensions and Hip to gable roof extension

Application No.: 70281 **App. Type:** LDGP 14/02/2024 Lawful Development
Location: Holme Mill, Railway Street, Ramsbottom, Bury, BL0 9AL
Proposal: Lawful Development Certificate for the erection of a modular building within the curtilage of the factory to provide a canteen and locker room for members of staff the site. Access will be unchanged and there is no loss of parking space. The floor space would be 154 sq.m.

Application No.: 70369 **App. Type:** FUL 05/03/2024 Approve with Conditions
Location: Greystones, Redisher Lane, Ramsbottom, Bury, BL8 4HX
Proposal: Single storey extension at rear; replacement porch at rear and raised patio area

Application No.: 70372 **App. Type:** FUL 16/02/2024 Approve with Conditions
Location: 144 Nuttall Lane, Ramsbottom, Bury, BL0 9LE
Proposal: Two storey extension at side and single storey extension at side/front

Application No.: 70378 **App. Type:** LDCP 22/02/2024 Lawful Development
Location: 60 Ripon Hall Avenue, Ramsbottom, Bury, BL0 9RE
Proposal: Lawful development certificate for proposed single storey pitched roof rear extension

Application No.: 70395 **App. Type:** FUL 07/03/2024 Approve with Conditions
Location: 392 Whalley Road, Shuttleworth, Ramsbottom, Bury, BL0 0EG
Proposal: Single storey rear extension

Ward: **Whitefield + Unsworth - Besses**

Application No.: 68353 **App. Type:** FUL 16/02/2024 Refused
Location: 6-8 Thatch Leach Lane, Whitefield, Manchester, M45 6BE
Proposal: Construction of a glass canopy including retractable fabric roof covering to southern and western side of building to provide additional seating to the restaurant; Installation of extraction flue (retrospective).

Application No.: 68354 **App. Type:** ADV 16/02/2024 Refused
Location: 6-8 Thatch Leach Lane, Whitefield, Manchester, M45 6BE
Proposal: 4 x Aluminium signboards with projected lettering backlit with Led lights, including a automatic brightness control.

Application No.: 70371 **App. Type:** FUL 19/02/2024 Approve with Conditions
Location: 1 Albert Road, Whitefield, Manchester, M45 8NN
Proposal: Single storey front extension

Application No.: 70382 **App. Type:** GPDE 04/03/2024 Prior Approval Not Required - Extension
Location: 1 Albert Road, Whitefield, Manchester, M45 8NN
Proposal: Prior approval for proposed single storey rear extension

Application No.: 70411 **App. Type:** FUL 06/03/2024 Approve with Conditions
Location: 22 Parr Fold, Bury, BL9 8JB
Proposal: Replace existing garage roof with dual pitched tiled roof

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

Application No.: 70322 **App. Type:** FUL 26/02/2024 Refused
Location: 11 Marle Croft, Whitefield, Manchester, M45 7NB
Proposal: First floor front extension and front porch

Application No.: 70359 **App. Type:** FUL 26/02/2024 Approve with Conditions
Location: 17 Ringley Road, Whitefield, Manchester, M45 7LD
Proposal: First floor rear extension

Application No.: 70463 **App. Type:** FUL 06/03/2024 Approve with Conditions
Location: 7 Meadow Croft, Whitefield, Manchester, M45 7ND
Proposal: Single storey extension at front; two storey extension at side and addition of first floor window to front elevation

Ward: **Whitefield + Unsworth - Unsworth**

Application No.: 69455 **App. Type:** FUL 12/02/2024 Approve with Conditions
Location: Jackson Fold Farm, Pilsworth Road, Bury, BL9 8QZ
Proposal: Redevelopment of existing cottage/stables into 1 no. dwelling and 11 no. replacement stables with shared access and car parking; Conversion of existing barn to create 6 no. dwellings with new rear orangeries, gardens and parking provision

Application No.: 69940 **App. Type:** FUL 06/03/2024 Approve with Conditions
Location: Whitefield Fire Station, Bury New Road, Whitefield, Manchester, M45 7SY
Proposal: Demolition of existing fire station and erection of new fire station including new training tower, parking/manouvering areas, fencing and landscaping; Provision of temporary fire station on site for the duration of the redevelopment

Application No.: 70270 **App. Type:** FUL 04/03/2024 Approve with Conditions
Location: 3 Castlebrook Close, Bury, BL9 8JE
Proposal: Single storey infill extension at front; new porch / canopy at front; and external alterations including partial render to elevations, alterations to first floor facade including removal of 1st floor oriel window and associated panelling to form 2 no. new windows and removal of door and replace with window to side elevation

Application No.: 70365 **App. Type:** FUL 21/02/2024 Approve with Conditions
Location: 15 Queen Anne Close, Bury, BL9 8LR
Proposal: Single storey detached garage at side/rear

Total Number of Applications Decided: 56