

# REPORT FOR NOTING

<b>DECISION OF:</b>	<b>PLANNING CONTROL COMMITTEE</b>
<b>DATE:</b>	<b>16 April 2024</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 11/03/2024 and 07/04/2024**



Ward: **Bury East**

<b>Application No.:</b>	70422	<b>App. Type:</b>	FUL	19/03/2024	Refused
<b>Location:</b>	Pavement outside 46 Haymarket, Bury, BL9 0BX				
<b>Proposal:</b>	Installation of 1no. multifunctional communication hub including defibrillator and advertisement display				
<b>Application No.:</b>	70423	<b>App. Type:</b>	ADV	19/03/2024	Refused
<b>Location:</b>	Pavement outside 46 Haymarket, Bury, BL9 0BX				
<b>Proposal:</b>	Advertisement consent for display integrated into multifunctional communication hub unit				
<b>Application No.:</b>	70426	<b>App. Type:</b>	FUL	27/03/2024	Refused
<b>Location:</b>	Pavement outside 61 The Rock, Bury, BL9 0NB				
<b>Proposal:</b>	Installation of 1no. multifunctional communication hub including defibrillator and advertisement display				
<b>Application No.:</b>	70427	<b>App. Type:</b>	FUL	27/03/2024	Refused
<b>Location:</b>	Pavement outside 1 Union Street, Bury, BL9 0NY				
<b>Proposal:</b>	Installation of 1no. multifunctional communication hub including defibrillator and advertisement display				
<b>Application No.:</b>	70431	<b>App. Type:</b>	FUL	04/04/2024	Approve with Conditions
<b>Location:</b>	106 Heywood Street, Bury, BL9 7DY				
<b>Proposal:</b>	Single storey rear extension and a access ramp				
<b>Application No.:</b>	70443	<b>App. Type:</b>	ADV	27/03/2024	Refused
<b>Location:</b>	Pavement outside 61 The Rock, Bury, BL9 0NB				
<b>Proposal:</b>	Advertisement consent for display integrated into multifunctional communication hub unit				
<b>Application No.:</b>	70444	<b>App. Type:</b>	ADV	28/03/2024	Refused
<b>Location:</b>	Pavement outside 1 Union Street, Bury, BL9 0NY				
<b>Proposal:</b>	Advertisement consent for display integrated into multifunctional communication hub unit				
<b>Application No.:</b>	70461	<b>App. Type:</b>	FUL	03/04/2024	Refused
<b>Location:</b>	Performance House, Heywood Street, Bury, BL9 7DZ				
<b>Proposal:</b>	Change of use of part of car showroom (Sui Generis) to retail (Class E(a)) and office (Class E(g)(i)), single storey extension and external alterations				
<b>Application No.:</b>	70518	<b>App. Type:</b>	LBC	28/03/2024	Approve with Conditions
<b>Location:</b>	Bury Corp Art Gallery, Moss Street, Bury, BL9 0DF				
<b>Proposal:</b>	Listed building consent for urgent repair works to roof at Bury Art Museum to prevent further water ingress				

Ward: **Bury East - Moorside**

---

**Application No.:** 70253      **App. Type:** FUL      15/03/2024      Approve with Conditions

**Location:** Site of Car Time, Bell Lane, Bury, BL9 6BB

**Proposal:** Demolition of existing car sales building and the redevelopment of the site for a new Petrol Filling Station with associated facilities alongside a drive thru unit and a detached block of 2no. food-to-go convenience pods.

---

**Application No.:** 70554      **App. Type:** FUL      03/04/2024      Approve with Conditions

**Location:** 17 Hillside Crescent, Bury, BL9 6PZ

**Proposal:** Two storey side extension

---

Ward: **Bury East - Redvales**

---

**Application No.:** 70190      **App. Type:** FUL      14/03/2024      Approve with Conditions

**Location:** 102 Redvales Road, Bury, BL9 9PU

**Proposal:** Demolition of existing detached garage and replace with two storey detached annexe with balcony; Extend existing driveway and dropped kerb

---

**Application No.:** 70472      **App. Type:** FUL      19/03/2024      Approve with Conditions

**Location:** 106 Redvales Road, Bury, BL9 9PT

**Proposal:** Demolition of existing garage; Two storey side extension and single storey rear extension

---

**Application No.:** 70528      **App. Type:** GPDE      22/03/2024      Prior Approval Not Required - Extension

**Location:** 4 Cherry Close, Bury, BL9 9EE

**Proposal:** Prior approval for proposed single storey rear extension

---

**Application No.:** 70547      **App. Type:** GPDE      19/03/2024      Prior Approval Not Required - Extension

**Location:** 110 Redvales Road, Bury, BL9 9PS

**Proposal:** Prior approval for proposed single storey rear extension

---

**Application No.:** 70549      **App. Type:** FUL      18/03/2024      Approve with Conditions

**Location:** 2 Albany Drive, Bury, BL9 9RD

**Proposal:** Single storey rear extension and external alterations

---

Ward: **Bury West - Elton**

---

**Application No.:** 70415      **App. Type:** FUL      12/03/2024      Approve with Conditions

**Location:** 348 Brandlesholme Road, Bury, BL8 1EX

**Proposal:** Two storey rear extension

---

**Application No.:** 70480      **App. Type:** FUL      27/03/2024      Approve with Conditions

**Location:** 2 Trimmingham Drive, Bury, BL8 1HB

**Proposal:** Single storey extensions at side/rear to both sides; New front porch; Alterations to elevations to include new facing brick to front elevation, render to side/rear external elevations and installation of new windows to rear elevation

---

**Application No.:** 70497      **App. Type:** GPDE      19/03/2024      Prior Approval Not Required - Extension  
**Location:** 12 Toon Crescent, Bury, BL8 1JB

**Proposal:** Prior approval for proposed single storey rear extension

---

**Application No.:** 70526      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 74 Wood Street, Bury, BL8 2QU

**Proposal:** Single storey rear extension

---

**Ward:** **Bury West - West**

---

**Application No.:** 70391      **App. Type:** FUL      12/03/2024      Approve with Conditions  
**Location:** Land at rear of 42 Cockey Moor Road, Bury, BL8 2HB

**Proposal:** Erection of 2.1m high wall/fence at rear

---

**Application No.:** 70392      **App. Type:** FUL      12/03/2024      Approve with Conditions  
**Location:** 474 Bolton Road, Bury, BL8 2DU

**Proposal:** Conversion of existing garage to habitable space and external alterations including render to all elevations and the front/side boundary wall and installation of bi-fold doors at rear

---

**Application No.:** 70452      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 13 Turton Close, Bury, BL8 2EE

**Proposal:** Loft conversion with dormers at front and rear

---

**Application No.:** 70457      **App. Type:** LDCP      19/03/2024      Lawful Development  
**Location:** Hinds Weir, off Wellington Street, Bury, BL8 2AL

**Proposal:** Lawful development certificate for the proposed removal of the Hinds Weir

---

**Application No.:** 70481      **App. Type:** FUL      27/03/2024      Approve with Conditions  
**Location:** 9 Colville Drive, Bury, BL8 2DX

**Proposal:** Single storey extension at side/rear

---

**Application No.:** 70492      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 45 Garstang Drive, Bury, BL8 2JS

**Proposal:** Single storey front extension; Alterations to existing flat roof to pitched

---

**Application No.:** 70499      **App. Type:** FUL      21/03/2024      Approve with Conditions  
**Location:** 94 Watling Street, Bury, BL8 2TG

**Proposal:** Extension of existing front dormer

---

---

**Application No.:** 70513      **App. Type:** GPDE      27/03/2024      Prior Approval Not Required - Extension  
**Location:** 69 Newington Drive, Bury, BL8 2DZ  
**Proposal:** Prior approval for single storey rear extension

---

**Application No.:** 70550      **App. Type:** FUL      21/03/2024      Approve with Conditions  
**Location:** 14 Parkstone Close, Bury, BL8 2UR  
**Proposal:** New porch to front/side

---

**Ward:** **North Manor**

---

**Application No.:** 69326      **App. Type:** FUL      18/03/2024      Refused  
**Location:** Site of former Waterside, Kay Street, Summerseat, Bury, BL9 5PE  
**Proposal:** Erection of single building containing 16 no.dwellings and associated car parking; Creation of an upgraded vehicular access off Kay Street

---

**Application No.:** 70338      **App. Type:** FUL      27/03/2024      Approve with Conditions  
**Location:** Shaunings Cottage, Bolton Road, Tottington, Bury, BL8 4JA  
**Proposal:** Enlargement of two window openings to rear elevation

---

**Application No.:** 70405      **App. Type:** FUL      03/04/2024      Approve with Conditions  
**Location:** Forest Cottage, Wood Road Lane, Summerseat, Bury, BL9 5PZ  
**Proposal:** Demolition of existing single storey side extension; Two storey side extension with glazed link to existing dwelling; Rooflights & new windows to side (east) elevation; Raised terrace and steps at rear

---

**Application No.:** 70409      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** Ivy Bank, Walmersley Old Road, Bury, BL9 6RU  
**Proposal:** Demolition of existing building and erection of 1 no. dwelling

---

**Application No.:** 70441      **App. Type:** FUL      04/04/2024      Approve with Conditions  
**Location:** 4 Croich Green, Tottington, Bury, BL8 4PH  
**Proposal:** Two storey rear extension with juliet balcony; single storey side extension, first floor extensions at front and side; garage conversion and roof/external alterations

---

**Application No.:** 70445      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 7 Crosfield Avenue, Summerseat, Bury, BL9 5NX  
**Proposal:** Two storey side extension with dormer to the front; Side dormer extension with lead finish; velux rooflights to existing front extension; external alterations and partial render to front, side and rear elevations

---

**Application No.:** 70451      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** Hewlett Court, Newcombe Road, Ramsbottom, Bury, BL0 9XJ  
**Proposal:** Single storey extension for toilet facility

---

---

**Application No.:** 70459     **App. Type:** LDCP     21/03/2024     Lawful Development  
**Location:** 878 Burnley Road, Bury, BL9 5JY  
**Proposal:** Lawful development certificate for proposed loft conversion to a detached bungalow, including internal alterations, modifications to existing elevations and installation of rooflights

---

**Application No.:** 70465     **App. Type:** FUL     27/03/2024     Approve with Conditions  
**Location:** 9 Castle Street, Summerseat, Bury, BL9 5NG  
**Proposal:** Enlargement of a first-floor window on the rear (north facing) elevation of the property and erection of detached carport with integral store

---

**Application No.:** 70490     **App. Type:** FUL     19/03/2024     Approve with Conditions  
**Location:** 19 Greenheys Crescent, Tottington, Bury, BL8 4QD  
**Proposal:** First floor rear extension

---

**Application No.:** 70510     **App. Type:** FUL     25/03/2024     Approve with Conditions  
**Location:** 33 Keats Road, Ramsbottom, Bury, BL8 4EP  
**Proposal:** Garage conversion including change from garage door to window together with new pitched roof to front/side and removal of ground floor side window and installation of new obscure glazed window

---

**Application No.:** 70553     **App. Type:** FUL     21/03/2024     Approve with Conditions  
**Location:** 37 Shepherds Close, Tottington, Bury, BL8 4BL  
**Proposal:** Demolition of existing garage and erection of a single storey side/rear extension

---

**Ward:** **Prestwich - Holyrood**

---

**Application No.:** 70315     **App. Type:** FUL     14/03/2024     Approve with Conditions  
**Location:** 29 Parrenthorn Road, Prestwich, Manchester, M25 2RH  
**Proposal:** Front porch; single storey / two storey side extension; single storey / two storey rear extension; first floor extension at rear; dormer extension at rear and velux rooflights to front and rear elevations; and proposed basement room in rear garden to be used for a gym

---

**Application No.:** 70336     **App. Type:** FUL     15/03/2024     Approve with Conditions  
**Location:** 406 Bury Old Road, Prestwich, Manchester, M25 1PZ  
**Proposal:** Single storey rear extension

---

**Application No.:** 70412     **App. Type:** FUL     03/04/2024     Approve with Conditions  
**Location:** 20 Tamworth Avenue, Whitefield, Manchester, M45 6UH  
**Proposal:** Two storey side extension

---

**Application No.:** 70429     **App. Type:** FUL     11/03/2024     Approve with Conditions  
**Location:** 16 Nursery Road, Prestwich, Manchester, M25 3EN  
**Proposal:** Single storey rear extension

---

---

**Application No.:** 70430      **App. Type:** LDCP      11/03/2024      Lawful Development  
**Location:** 16 Nursery Road, Prestwich, Manchester, M25 3EN  
**Proposal:** Lawful development certificate for proposed hip-to-gable dormer loft conversion

**Ward:** **Prestwich - Sedgley**

---

**Application No.:** 70321      **App. Type:** FUL      27/03/2024      Approve with Conditions  
**Location:** 15 Woodthorpe Grange, Prestwich, Manchester, M25 0GU  
**Proposal:** Part single/part two storey rear extension and loft conversion with rear dormer

---

**Application No.:** 70428      **App. Type:** FUL      27/03/2024      Approve with Conditions  
**Location:** 8 Edgeware Avenue, Prestwich, Manchester, M25 0DW  
**Proposal:** New front porch; two storey side extension; single storey rear extension; erection of gate at side; external alterations; formation of driveway and extension to existing dropped kerb

---

**Application No.:** 70435      **App. Type:** FUL      12/03/2024      Approve with Conditions  
**Location:** Manchester Mesivta High School, Charlton Avenue, Prestwich, Manchester, M25 0PH  
**Proposal:** Infill extension at first and second floor level for additional classrooms

---

**Application No.:** 70456      **App. Type:** FUL      19/03/2024      Approve with Conditions  
**Location:** 94 Kings Road, Prestwich, Manchester, M25 0FY  
**Proposal:** Single storey rear extension with raised decking/steps to garden level

---

**Application No.:** 70485      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 119 Downham Crescent, Prestwich, Manchester, M25 0BG  
**Proposal:** Single storey rear extension and porch at front

---

**Application No.:** 70548      **App. Type:** GPDE      22/03/2024      Prior Approval Not Required - Extension  
**Location:** 82 Scholes Lane, Prestwich, Manchester, M25 0AQ  
**Proposal:** Prior approval for proposed single storey rear extension

---

**Application No.:** 70570      **App. Type:** FUL      05/04/2024      Approve with Conditions  
**Location:** 12 Sedgley Park Road, Prestwich, Manchester, M25 0AN  
**Proposal:** Partial demolition of existing outbuildings; erection of single storey extension at rear and external alterations

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

---

**Application No.:** 70419      **App. Type:** FUL      28/03/2024      Approve with Conditions  
**Location:** 15 Ruskin Road, Prestwich, Manchester, M25 9QN  
**Proposal:** Single storey extension at front

**Ward:** **Radcliffe - East**



---

**Application No.:** 69463      **App. Type:** FUL      20/03/2024      Approve with Conditions  
**Location:** Station Works, Bury Road, Radcliffe, Manchester, M26 2UA  
**Proposal:** Development for 30 no. dwellings with associated access road, landscaping and infrastructure works

---

**Application No.:** 70351      **App. Type:** LDCP      22/03/2024      Lawful Development  
**Location:** 116 Church Street West, Radcliffe, Manchester, M26 2BY  
**Proposal:** Lawful development certificate for proposed - loft conversion with rear dormer and change of use from single house (C3) to 5-person 5-bed HMO (C4)

---

**Application No.:** 70448      **App. Type:** FUL      19/03/2024      Approve with Conditions  
**Location:** Stables at land east of Brookbottom Road, Radcliffe, M26 4HX  
**Proposal:** Conversion of stables to 1 no. dwelling with external alterations to include timber boarding and installation of additional windows

Ward: **Radcliffe - North and Ainsworth**

---

**Application No.:** 69099      **App. Type:** FUL      20/03/2024      Approve with Conditions  
**Location:** Turks Service Station, Turks Road, Radcliffe, Manchester, M26 3NW  
**Proposal:** Raise height of existing forecourt canopy from 4.4m to 5.1m high from ground level to underside of canopy

Ward: **Radcliffe - West**

---

**Application No.:** 70438      **App. Type:** FUL      14/03/2024      Approve with Conditions  
**Location:** 351 Bolton Road, Radcliffe, Manchester, M26 3QQ  
**Proposal:** Installation of new pergola and covered seating area with fixed booths, heaters and festoon lighting to existing beer garden at rear (retrospective)

---

**Application No.:** 70489      **App. Type:** LDCP      03/04/2024      Lawful Development  
**Location:** 30 Chapeltown Road, Radcliffe, Manchester, M26 1YF  
**Proposal:** Lawful development certificate for proposed veranda to side elevation

---

**Application No.:** 70568      **App. Type:** FUL      28/03/2024      Approve with Conditions  
**Location:** 13 Coronation Road, Radcliffe, Manchester, M26 3RA  
**Proposal:** Single storey rear/side extension

Ward: **Ramsbottom + Tottington - Tottington**

---

**Application No.:** 70188      **App. Type:** FUL      19/03/2024      Approve with Conditions  
**Location:** 406 Tottington Road, Bury, BL8 1TU  
**Proposal:** Proposed dormer bungalow (Use Class C3) and associated car parking within rear garden area of 406 Tottington Road, with associated vehicular access from Bowes Close

---

**Application No.:** 70265      **App. Type:** FUL      20/03/2024      Approve with Conditions  
**Location:** Birch Hey Farm, Turton Road, Tottington, Bury, BL8 3QG  
**Proposal:** Change of use of field from agricultural land to domestic keeping of horses (Sui Generis); Erection of a new stable block, fenced exercise area and associated access track

---

**Application No.:** 70442     **App. Type:** LDCP     18/03/2024     Lawful Development  
**Location:** 22 Laurel Street, Tottington, Bury, BL8 3LY  
**Proposal:** Lawful development certificate for proposed construction of a loft conversion with rear dormer on domestic dwelling

---

**Application No.:** 70494     **App. Type:** LDCP     25/03/2024     Lawful Development  
**Location:** 32 Deacons Crescent, Tottington, Bury, BL8 3DW  
**Proposal:** Lawful development certificate for proposed replacement detached garage

---

**Ward:** **Ramsbottom and Tottington - Ramsbottom**

---

**Application No.:** 70475     **App. Type:** FUL     14/03/2024     Approve with Conditions  
**Location:** 8 Redisher Croft, Ramsbottom, Bury, BL0 9JS  
**Proposal:** Single storey rear extension

---

**Application No.:** 70483     **App. Type:** FUL     19/03/2024     Approve with Conditions  
**Location:** 15 Bolton Road West, Ramsbottom, Bury, BL0 9NA  
**Proposal:** Demolition of existing rear outbuilding and erection of new detached storage building and shelter at rear

---

**Application No.:** 70486     **App. Type:** GPDE     03/04/2024     Prior Approval Not Required - Extension  
**Location:** 59 Ramsbottom Lane, Ramsbottom, Bury, BL0 9BY  
**Proposal:** Prior approval for proposed single storey rear extension

---

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

---

**Application No.:** 70275     **App. Type:** LDCP     21/03/2024     Lawful Development  
**Location:** 11 Glenbeck Road, Whitefield, Manchester, M45 7WN  
**Proposal:** Lawful development certificate for proposed conversion of internal garage into a study

---

**Application No.:** 70323     **App. Type:** FUL     03/04/2024     Approve with Conditions  
**Location:** 38 Ringley Road, Whitefield, Manchester, M45 7LE  
**Proposal:** Demolition of two storey rear/side extension; Two storey rear/side extension to include garage and juliette balcony

---

**Application No.:** 70376     **App. Type:** FUL     11/03/2024     Approve with Conditions  
**Location:** 281 Stand Lane, Radcliffe, Manchester, M26 1JA  
**Proposal:** Single storey front extension to include garage conversion with living accommodation

---

**Application No.:** 70491     **App. Type:** FUL     14/03/2024     Approve with Conditions  
**Location:** 12 Hillingdon Road, Whitefield, Manchester, M45 7QN  
**Proposal:** Two storey front extension; Hip to gable loft conversion with rear dormer & juliette balcony & front velux windows; First floor rear extension; Cladding to front elevation with window surrounds

---

Ward: **Whitefield + Unsworth - Unsworth**

---

**Application No.:** 70403      **App. Type:** FUL      03/04/2024      Approve with Conditions

**Location:** 250 Sunny Bank Road, Bury, BL9 8LA

**Proposal:** Single storey side/rear extension to include garage conversion; Erection of detached single garage to rear with new vehicular access off Hillsborough Road

---

**Application No.:** 70406      **App. Type:** FUL      28/03/2024      Approve with Conditions

**Location:** 38 Langdale Drive, Bury, BL9 8HP

**Proposal:** Single storey front extension

---

**Application No.:** 70546      **App. Type:** FUL      28/03/2024      Approve with Conditions

**Location:** 18 Alkrington Close, Bury, BL9 8NP

**Proposal:** Single storey rear extension with render and balustrade balcony with steps

---

**Total Number of Applications Decided:**      75