

REPORT FOR NOTING

DECISION OF:	PLANNING CONTROL COMMITTEE
DATE:	28 May 2026
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 13/04/2026 and 18/05/2026



Ward:

Application No.: 71744 **App. Type:** CONDIS 01/05/2026 Approve
Location: Former Texaco Garage, Bury Old Road, Prestwich, M25 0HH
Proposal: Application to discharge conditions on planning permission 69164: Condition 3 (Trees Stabilisation), condition 4 (Vehicular Access), condition 5 (Construction Traffic Management Plan), condition 6 (Surface Water Drainage)

Application No.: 72574 **App. Type:** CONDIS 15/05/2026 Approve
Location: Star Radcliffe Academy, Spring Lane, Radcliffe, Manchester, M26 2SZ
Proposal: Application to discharge condition 8 (community use agreement) and condition 29 (external lighting) on planning permission 72502

Application No.: 72705 **App. Type:** CONDIS 08/05/2026 Approve
Location: Land off Croft Lane, Bury, BL9 8QA
Proposal: Application to discharge condition nos. 3 (Grounds Report) 9. (Japanese Knotweed) 13. (Visibility Splays) 14. (Construction Traffic Management Plan) on planning permission 69863

Application No.: 72708 **App. Type:** CONDIS 30/04/2026 Approve
Location: Longfield Shopping Centre/Car Park, Fairfax Road Car Park and adjoining land at Bury New Road, Rectory Lane and Fairfax Road, Prestwich
Proposal: Application to discharge condition no. 20 (Electric Vehicle Charging) and partially discharge condition nos. 30 (Details of Car Parking Provision) and 52 (External Materials) relating to Phase 1A pursuant to Planning Permission 70449

Application No.: 72814 **App. Type:** CONDIS 06/05/2026 Approve
Location: Land at side of 31-33 Victoria Court, Ryecroft Avenue, Tottington, Bury, BL8 3GY
Proposal: Application to discharge condition 3 (external materials schedule), condition 5 (CEMP method statement - protection of Black Brook), condition 6 (CEMP method statement - invasive non-native species (INNS) removal), condition 7 (CEMP method statement - amphibians & small mammals), condition 8 (biodiversity gain plan), condition 9 (HMMP), condition 17 (additional construction method details), condition 23 (swift bricks & bat boxes), statutory BNG condition on planning permission 71758

Application No.: 72876 **App. Type:** CONDIS 15/04/2026 Approve
Location: 20 Church Lane, Whitefield, Manchester, M45 7NF
Proposal: Application to discharge condition 3 (samples of materials) and condition 4 (window details) on planning permission 72358

Application No.: 72923 **App. Type:** CONDIS 16/04/2026 Approve
Location: 399 Bass Lane, Summerseat, Bury, BL9 5NR
Proposal: Application to discharge condition 4 (construction traffic management plan CTMP) on planning permission 70983

Application No.: 72929	App. Type: CONDIS 30/04/2026	Approve
Location:	527 Manchester Road, Bury, BL9 9SH	
Proposal:	Application to discharge condition 3 (sound insulation) and condition 4 (cycle storage) on planning permission 71842	
Application No.: 72953	App. Type: CONDIS 22/04/2026	Approve with Conditions
Location:	106 Nelson Street, Bury, BL9 9HX	
Proposal:	Application to discharge condition 6 (sustainable drainage assessment) on planning permission 72226	
Application No.: 72954	App. Type: CONDIS 22/04/2026	Approve with Conditions
Location:	104 Nelson Street, Bury, BL9 9HX	
Proposal:	Application to discharge condition 6 (sustainable drainage assessment) on planning permission 72225	
Application No.: 72955	App. Type: CONDIS 22/04/2026	Approve with Conditions
Location:	102 Nelson Street, Bury, BL9 9HX	
Proposal:	Application to discharge condition 6 (sustainable drainage assessment) on planning permission 72224	
Application No.: 72960	App. Type: CONDIS 22/04/2026	Approve
Location:	21 Chelsea Avenue, Radcliffe, Manchester, M26 3NE	
Proposal:	Application to discharge condition 4 (materials) on planning permission 72385	
Application No.: 72969	App. Type: CONDIS 05/05/2026	Approve with Conditions
Location:	Eton Business Park, Eton Hill Road, Radcliffe	
Proposal:	Application to discharge condition 6 (surface water drainage proposals) on planning permission 71000	
Application No.: 72986	App. Type: CONDIS 08/05/2026	Split Decision
Location:	Land off Parkinson Street, Bury, BL9 6NY	
Proposal:	Application to discharge condition 5 (Garden Validations for Plots 12–26, 29–32, 74–81 & Gas Validations for Plots 10–51, 62–81) on planning permission 71577	
Application No.: 73048	App. Type: CONDIS 11/05/2026	Approve
Location:	Spurr House, Pole Lane, Bury, BL9 8QL	
Proposal:	Application to discharge condition 14 (habitat management & monitoring plan (HMMP)) on planning permission 72240	
Application No.: 73070	App. Type: CON 28/04/2026	Raise No Objection
Location:	Church Inn, Castle Hill Road, Bury, BL9 6UH	
Proposal:	Article 18 consultation from Rochdale BC (ref. 25/01118): Change of use from Public House and Restaurant to Offices with associated demolition and extension works, alterations to roof height, parking provision, storage and staff garden area.	
Application No.: 73095	App. Type: REG5 13/05/2026	Raise No Objection
Location:	Pavement at Corner of Bolton Road West and Woodhey Road, Ramsbottom, BL0 9SB	
Proposal:	Regulation 5 Notice (ref. WH1K3W5V) Intention to install 10m Wooden Light Pole	

Application No.: 73101 **App. Type:** REG5 13/05/2026 Raise No Objection
Location: Bury Waste Water Treatment Works, Crossfield Street, Bury, BL9 9TF
Proposal: Regulation 5 Notice (ref. 99970) Of Intention To Install 1no. New Containerised Power Generator, 1no New Equipment Cabinet And Associated Ancillary Works Thereto.

Application No.: 73108 **App. Type:** SCR 05/05/2026 EIA Required
Location: Land east of Walmersley Road, Bury, BL9 5JX
Proposal: Town and Country Planning (Environmental Impact Assessment) Regulations 2017: Screening Opinion Request for Outline Planning Permission for mixed use development for up to 350 dwellings (including 40% affordable), employment/commercial, local retail centre, mobility hub, public open space and associated infrastructure. Access is applied for in detail, all other matters are reserved for future determination.

Application No.: 73135 **App. Type:** PAVE 06/05/2026 Raise No Objection
Location: The Pearl, Bury New Road, Prestwich, M25 1AF
Proposal: Consultation on application for placement of tables and chairs on public highway (ref. TM8/23/106)

Ward: **Bury East**

Application No.: 72061 **App. Type:** FUL 14/04/2026 Approve with Conditions
Location: 44-48 Bolton Street, Bury, BL9 0LL
Proposal: Change of use of first and second floors from Offices (Class E) to 4 no. Apartments (Class C3); External works/alterations to shop ground floor frontage

Application No.: 72500 **App. Type:** FUL 28/04/2026 Approve with Conditions
Location: Fairfield General Hospital, Rochdale Old Road, Bury, BL9 7TD
Proposal: Erection of single storey resuscitation unit with single storey electric plant room erected on roof.

Application No.: 72759 **App. Type:** FUL 17/04/2026 Refused
Location: 4-6 Silver Street, Bury, BL9 0EX
Proposal: Change of use of ground floor from Class E to a hot food takeaway (Sui Generis); extractor flue at rear

Application No.: 72861 **App. Type:** FUL 01/05/2026 Refused
Location: 5 Crompton Street, Bury, BL9 0AD
Proposal: Construction of a brick wall, fencing & gates to the front; Brick wall to the side and change of use of land from open space to create secure courtyard amenity space with cycle and refuse storage provision in association with 5 Crompton Street

Application No.: 72917 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 56 Goldfinch Drive, Bury, BL9 6JS
Proposal: Single storey extension at side/rear

Application No.: 72965 **App. Type:** GPDE 16/04/2026 Prior Approval Not Required - Extension
Location: 26 Thompson Drive, Bury, BL9 7ND
Proposal: Prior approval for proposed single storey rear extension

Application No.: 72980 **App. Type:** P3JPA 16/04/2026 Refused
Location: 8-12 Silver Street, Bury, BL9 0EX
Proposal: Prior approval for change of use of from Use Class E to create 8 no. apartments (Use Class C3)

Application No.: 73096 **App. Type:** LDCP 08/05/2026 Lawful Development
Location: Prettywood View Barn, Broad Oak Lane, Bury, BL9 7SS
Proposal: Lawful development certificate for proposed Garden Building. Foul drainage via existing drain to existing septic tank. Surface water to soakaway.

Ward: **Bury East - Moorside**

Application No.: 72899 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 39 Kingfisher Drive, Bury, BL9 6JF
Proposal: Single storey rear extension

Application No.: 72935 **App. Type:** FUL 11/05/2026 Approve with Conditions
Location: 25 Halsall Close, Bury, BL9 6HN
Proposal: Conversion of existing garage at rear into single storey rear extension

Application No.: 73045 **App. Type:** LDCP 16/04/2026 Refused
Location: 15 Taylor Street, Bury, BL9 6DT
Proposal: Lawful development certificate for proposed single storey rear extension

Ward: **Bury East - Redvales**

Application No.: 72854 **App. Type:** FUL 15/04/2026 Approve with Conditions
Location: 40 Tennyson Avenue, Bury, BL9 9RQ
Proposal: Two storey/single storey rear extension

Application No.: 72901 **App. Type:** LDCP 16/04/2026 Lawful Development
Location: 7 Brocklehurst Avenue, Bury, BL9 9AQ
Proposal: Lawful development certificate for proposed change of use from dwelling (Class C3) to Residential Children's Home (Class C2) for up to 2 no. children, with up to 2 no. full time carers and 1 no. manager present on site, working on a rotational basis

Application No.: 72943 **App. Type:** FUL 11/05/2026 Approve with Conditions
Location: 33B Redvales Road, Bury, BL9 9PU
Proposal: Change of use of the first floor from dwelling to beauty salon (Use Class E)

Application No.: 72956 **App. Type:** LDCP 01/05/2026 Lawful Development
Location: 17 St Peters Road, Bury, BL9 9RA
Proposal: Lawful development certificate for proposed change of use from dwellinghouse Class C3(a) to home for 2 adults Class C3(b)

Application No.: 72982 **App. Type:** FUL 07/05/2026 Refused
Location: 35 Heaton Fold, Bury, BL9 9HF
Proposal: Erection of 1.8m high fence at front and side

Application No.: 73008 **App. Type:** LDCE 13/05/2026 Refused
Location: 74 Tenters Street, Bury, BL9 0HL
Proposal: Lawful development certificate for existing 5 Bed HMO

Application No.: 73017 **App. Type:** LDCE 13/05/2026 Refused
Location: 72 Tenters Street, Bury, BL9 0HL
Proposal: Lawful development certificate for existing 5 Bed HMO

Ward: **Bury West**

Application No.: 72670 **App. Type:** DEM 17/04/2026 Prior Approval Required and Granted
Location: Cygnet Hospital, The Gate House, High Bank, Bury, BL8 2BS
Proposal: Prior approval for proposed demolition of existing building

Application No.: 72937 **App. Type:** FUL 29/04/2026 Approve with Conditions
Location: 14 Glenboro Avenue, Bury, BL8 2PR
Proposal: Variation of condition 2 (approved plans) on planning permission 72581 (Single storey side/rear extension):
Render to external elevations

Application No.: 72967 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 2 Abbey Drive, Bury, BL8 2HP
Proposal: Single storey rear extension and raising of roof over garage

Application No.: 73014 **App. Type:** LDCE 01/05/2026 Lawful Development
Location: 20 Rose Grove, Bury, BL8 2UJ
Proposal: Lawful development certificate for the proposed construction of a single storey lean-to

Application No.: 73069 **App. Type:** LDCE 07/05/2026 Lawful Development
Location: 278 Ainsworth Road, Bury, BL8 2LT
Proposal: Lawful development certificate for proposed part replacement of existing lean-to utility space and a single storey bay window to adjoining ground floor bedroom.

Ward: **Bury West - Elton**

Application No.: 72653 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 369 Brandleholme Road, Bury, BL8 1HS
Proposal: Formation of an external seating area with associated wind barriers and retractable awning together with alterations to the existing shop front including new entrance door and shop front glazing; flat to be self-contained

Application No.: 72830 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 10 Pickering Close, Bury, BL8 1UE
Proposal: Single storey extension at rear and extension to raised decking

Application No.: 72871 **App. Type:** FUL 16/04/2026 Approve with Conditions
Location: 2 Valley Avenue, Bury, BL8 1FA
Proposal: First floor extension at side and single storey extension at rear

Application No.: 72976 **App. Type:** FUL 14/05/2026 Approve with Conditions
Location: 271 Tottington Road, Bury, BL8 1SE
Proposal: Refurbishment of existing building and change of use to office accommodation (Class E), including internal subdivision to provide up to four office units, ancillary storage, associated parking and landscaping.

Application No.: 72999 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 1A Scholes Street, Bury, BL8 2RB
Proposal: Two storey extension at side and rear

Application No.: 73081 **App. Type:** GPDE 11/05/2026 Prior Approval Not Required - Extension
Location: 37 Hawthorn Avenue, Bury, BL8 1DU
Proposal: Prior approval for proposed single storey rear extension

Ward: North Manor

Application No.: 72873 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 8 Walmersley Old Road, Bury, BL9 6SQ
Proposal: Change of use from Class E (office) to Sui Generis (hot food take away) with a canopy/extractor flue above the roof.

Application No.: 72906 **App. Type:** FUL 06/05/2026 Approve with Conditions
Location: Windacre Works, Mather Road, Bury, BL9 6RB
Proposal: Variation of condition 12 of planning permission 70252 (Variation of condition no.12 of planning permission 66958: The approved works shall be implemented to the satisfaction of the Local Planning Authority before the occupation of the final (fourth) dwelling, or, in the event that the approved development as a whole is not completed by 31st January 2026, by that date (whichever is the sooner of those dates):
Remove the requirement for the approved off-site highway improvement works to be completed by 31 January 2026 and replace with a revised date 31st January 2028, whilst retaining the requirement that those works are implemented to the satisfaction of the Local Planning Authority prior to the occupation of the final (fourth) dwelling

Application No.: 72947 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 506 Bolton Road West, Ramsbottom, Bury, BL0 9RU
Proposal: Two storey extension at side/rear and pergola at rear; Alterations to first floor at rear to form Juliette balcony; Alterations to front porch; Replace part boundary wall at side with fence

Application No.: 72948 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 43 Walmersley Old Road, Bury, BL9 6SD
Proposal: Single storey side/rear extension; Solar panels to front

Application No.: 72961 **App. Type:** FUL 06/05/2026 Approve with Conditions
Location: 60 Bolton Road, Tottington, Bury, BL8 4JA
Proposal: Single storey rear extension; Single storey side extension to form link to existing detached garage with part conversion to living accommodation and rising of roof ridge height

Ward: **Prestwich - Holyrood**

Application No.: 72713 **App. Type:** FUL 17/04/2026 Approve with Conditions
Location: 18 Malvern Close, Prestwich, Manchester, M25 1PH
Proposal: Two storey extension at side; two storey extension at rear and alterations to existing roof; change to fenestration including render

Application No.: 72907 **App. Type:** FUL 20/04/2026 Approve with Conditions
Location: 24 Tamworth Avenue, Whitefield, Manchester, M45 6UH
Proposal: Two storey/single storey side extension

Application No.: 72932 **App. Type:** FUL 17/04/2026 Approve with Conditions
Location: 14 Ludlow Avenue, Whitefield, Manchester, M45 6TD
Proposal: Variation of condition 2 (approved plans) on planning permission 67736 (two storey side extension):
Removal of setback at front

Application No.: 72945 **App. Type:** FUL 15/04/2026 Approve with Conditions
Location: 38 Heys Road, Prestwich, Manchester, M25 1JY
Proposal: Variation of condition 2 (approved plans) on planning permission 71057 (single storey side and rear extensions), amendments include: 1. The rear wall of the extension to be squared off 2. The rear door changed to a window 3. The roof lights slightly changed in size/reduced in number/ratio of proposed materials changed slightly 4. New single access gate is proposed at side to provide access to the rear garden space

Application No.: 73076 **App. Type:** LDCP 08/05/2026 Lawful Development
Location: 9 Elm Grove, Prestwich, Manchester, M25 3DN
Proposal: Lawful development certificate for proposed rear dormer and loft conversion

Ward: **Prestwich - Sedgley**

Application No.: 72843 **App. Type:** FUL 15/04/2026 Approve with Conditions
Location: 7 Woodland Crescent, Prestwich, Manchester, M25 9WQ
Proposal: Loft conversion with front & rear dormers

Application No.: 72881 **App. Type:** FUL 15/04/2026 Approve with Conditions
Location: 3 Danesway, Prestwich, Manchester, M25 0ET
Proposal: Two storey side extension; Single storey side/rear extension; Front porch with canopy

Application No.: 72891 **App. Type:** FUL 29/04/2026 Approve with Conditions
Location: 80 Park Road, Prestwich, Manchester, M25 0DY
Proposal: Single storey side and rear extension; First floor extension at rear and addition of 2 no. first floor windows to side elevation

Application No.: 72894 **App. Type:** FUL 20/04/2026 Approve with Conditions
Location: 37 Bland Road, Prestwich, Manchester, M25 9WG
Proposal: Demolition of existing single storey rear extension; Single storey rear extension; Erection of side boundary fence on top of existing wall

Application No.: 72914 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 130 Kings Road, Prestwich, Manchester, M25 0EZ
Proposal: Two/single storey extension at side/rear; Widening of existing driveway

Application No.: 72933 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 38 Edenfield Road, Prestwich, Manchester, M25 0EE
Proposal: Single storey/first floor extension at front/side and two/single storey extension at side/rear with raised decking

Application No.: 73026 **App. Type:** LDCE 01/05/2026 Lawful Development
Location: 20 Wilton Avenue, Prestwich, Manchester, M25 0HD
Proposal: Lawful Development Certificate for existing use of the property as a 5 bedroom HMO

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

Application No.: 72946 **App. Type:** FUL 06/05/2026 Approve with Conditions
Location: 20 Mountside Crescent, Prestwich, Manchester, M25 3JF
Proposal: Two storey side extension

Application No.: 73019 **App. Type:** LDCE 13/04/2026 Lawful Development
Location: 17 Carlford Grove, Prestwich, Manchester, M25 9TN
Proposal: Lawful development certificate for proposed loft conversion with rear facing dormers and 2 no roof lights at front

Ward: **Radcliffe - East**

Application No.: 72942 **App. Type:** FUL 20/04/2026 Approve with Conditions
Location: Compound north of York Street, Bury, M26 2GL
Proposal: Installation of black paladin fence

Ward: **Radcliffe - North and Ainsworth**

Application No.: 72256 **App. Type:** FUL 01/05/2026 Refused
Location: Land off Bury & Bolton Road, Radcliffe, M26 4PF
Proposal: Demolition of existing Equestrian Barn and Erection of a Dwelling

Application No.: 72918 **App. Type:** LDCP 28/04/2026 Refused
Location: 49 Bury and Bolton Road, Radcliffe, Manchester, M26 4LF
Proposal: Lawful development for proposed development of a single storey extension, side and rear (The rear extension replacing an existing lean to structure and matches the extension line and roof line of the neighbour; The side extension infills an unused space to the side of the property while maintaining existing building lines; All works will be in materials to match existing)

Application No.: 72977 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 429 Bury And Bolton Road, Radcliffe, Manchester, M26 4LJ
Proposal: Two storey/single storey rear extension; Garage conversion with first floor side extension; Front porch

Application No.: 72984 **App. Type:** PMBPA 11/05/2026 Prior Approval Required and Granted
Location: 344 Bradley Fold Road, Radcliffe, Bolton, BL2 6RL
Proposal: Prior approval for a proposed change of use from agricultural building to a single dwelling with building operations reasonably required to convert the building and a rear extension

Application No.: 72990 **App. Type:** FUL 08/05/2026 Approve with Conditions
Location: The Stables, Arthur Lane, Radcliffe, Bolton, BL2 5PN
Proposal: Single storey side extension

Application No.: 72994 **App. Type:** FUL 08/05/2026 Approve with Conditions
Location: 23A Countess Lane, Radcliffe, Manchester, M26 3WF
Proposal: External alterations to render all existing brick walls to front/side elevations and boundary wall

Ward: **Radcliffe - West**

Application No.: 72855 **App. Type:** FUL 16/04/2026 Approve with Conditions
Location: 17 Firwood Crescent, Radcliffe, Manchester, M26 1BN
Proposal: Two Storey/Single Storey Rear Extension; Raised Access Path to Front with Canopy

Application No.: 72921 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 24 Highmeadow, Radcliffe, Manchester, M26 1YN
Proposal: Conversion of existing conservatory at rear into single storey extension with new pitched roof

Application No.: 72927 **App. Type:** FUL 13/05/2026 Approve with Conditions
Location: Building Chemical Research Co, Mount Sion Road, Radcliffe, Manchester, M26 3SJ
Proposal: Replacement storage building

Ward: **Ramsbottom**

Application No.: 72703 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: Higher House Farm, 14 Hawkshaw Lane, Tottington, Bury, BL8 4LB
Proposal: Demolition of steel framed stables building and the rebuilding of a stone barn and single storey rear extension to form 1no. dwelling

Application No.: 72794 **App. Type:** FUL 14/04/2026 Approve with Conditions
Location: 1 Prospect House, Tanners Street, Ramsbottom, Bury, BL0 9ES
Proposal: Single storey rear extension, loft conversion with front and rear dormers, partial reclad and external modifications

Application No.: 72798 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 7 Boothwood Stile, Ramsbottom, BL8 4NE
Proposal: Single storey rear extension

Application No.: 72813 **App. Type:** LBC 16/04/2026 Approve with Conditions
Location: Higher House, Moor Road, Ramsbottom, Bury, BL8 4NY
Proposal: Listed building consent for Variation of condition no. 5 (Slimline Double Glazing) on planning permission 71823 to standard double glazing

Application No.: 72819 **App. Type:** FUL 16/04/2026 Approve with Conditions
Location: Higher House, Moor Road, Ramsbottom, Bury, BL8 4NY
Proposal: Variation of condition no. 8 (Slimline Double Glazing) on planning permission 71808 to standard double glazing

Application No.: 72827 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: The Mill, Cobden Mill Court, Ramsbottom, BL0 9GG
Proposal: Variation of condition 6, 7, 11 & 12 (approved plans) of planning permission 63702 (Conversion of former mill to 14 no. apartments and erection of 4no. dwellings): Amendments to Mill Building approved plans to include addition of rooflights, a third floor juliet balcony to front elevation; addition of sun tunnels along ridge of rear elevation; amendments to front and rear fenestration and change to parking layout including reduction from 12 to 11 parking spaces

Application No.: 72828 **App. Type:** FUL 23/04/2026 Approve with Conditions
Location: The Gate House, Cobden Mill Court, Ramsbottom, BL0 9GG
Proposal: Change of house type on granted planning application 57570 to include: two storey extension to the gate house, located to the west of the pike detail; single storey extension with parapet balcony between the gatehouse, the corner house and old engine house building; addition of a double storey extension on the end of the gate house and addition of rooflights and windows to the rear elevation of the gate house

Application No.: 72862 **App. Type:** FUL 16/04/2026 Approve with Conditions
Location: Meadow Heys, Moorbottom Road, Ramsbottom, Bury, BL8 4NS
Proposal: Single storey rear extension with timber cladding; new facing brick to external walls; new black upvc windows and doors and installation of solar tiles to roof at front

Application No.: 72924 **App. Type:** FUL 28/04/2026 Approve with Conditions
Location: 3 Marlborough Close, Ramsbottom, Bury, BL0 9YU
Proposal: First floor extension over existing garage

Application No.: 72978 **App. Type:** FUL 11/05/2026 Refused
Location: Westgate, 339 Manchester Road, Ramsbottom, Bury, BL9 5NA
Proposal: Creation of new front driveway including formation of vehicular crossing over the pavement

Application No.: 72997 **App. Type:** LDCP 14/05/2026 Lawful Development
Location: The Eagle & Child, 3 Whalley Road, Ramsbottom, Bury, BL0 0DL
Proposal: s192 Lawful development certificate for proposed provision of a moveable structure within the pub beer garden under Part 2 Class G of the Town and Country Planning (General Permitted Development) (England) Order.

Application No.: 73015 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 14 Lawrie Avenue, Ramsbottom, Bury, BL0 9NW
Proposal: Single storey extension at side and rear

Application No.: 73018 **App. Type:** FUL 07/05/2026 Approve with Conditions
Location: 3 Lawrie Avenue, Ramsbottom, Bury, BL0 9NW
Proposal: New front porch and single storey extension at side/rear: Raised steps to rear leading down to lower garden

Application No.: 73028 **App. Type:** LDCP 01/05/2026 Lawful Development
Location: 4 Cheshire Court, Ramsbottom, Bury, BL0 0BL
Proposal: Lawful development certificate for proposed construction of a tiled roof over the existing conservatory; converting the existing garage into a habitable room.

Application No.: 73066 **App. Type:** GPDE 11/05/2026 Prior Approval Not Required - Extension
Location: 7 Palmerston Close, Ramsbottom, Bury, BL0 9YN
Proposal: Prior approval for proposed single storey rear extension

Ward: **Tottington**

Application No.: 72820 **App. Type:** FUL 15/04/2026 Approve with Conditions
Location: Three Gates Farm, Turton Road, Tottington, Bury, BL8 3QG
Proposal: Conversion of building (Use Class B8) to 1no. dwelling

Application No.: 72870 **App. Type:** FUL 20/04/2026 Approve with Conditions
Location: 10 Chiltern Drive, Bury, BL8 1QY
Proposal: Single storey rear extension

Application No.: 72895 **App. Type:** FUL 17/04/2026 Approve with Conditions
Location: Meadow Head, Bradshaw Road, Walshaw, Tottington, Bury, BL8 3PP
Proposal: Two storey/single storey side extension with rear balustrade balcony

Application No.: 72903 **App. Type:** FUL 22/04/2026 Approve with Conditions
Location: 4 Booth Way, Tottington, Bury, BL8 3JL
Proposal: Single Storey Front/Side & Rear Extensions

Application No.: 72944 **App. Type:** FUL 17/04/2026 Approve with Conditions
Location: Ferns Farm, Turton Road, Tottington, Bury, BL8 3QH
Proposal: Demolition of 2 no. existing outbuildings and erection of single storey triple-bay carport structure

Ward: Whitefield + Unsworth - Besses

Application No.: 72919 **App. Type:** LDCP 16/04/2026 Lawful Development
Location: 31 Roch Crescent, Whitefield, Manchester, M45 8LP
Proposal: Lawful development certificate for proposed use of a dwellinghouse (Use Class C3(a)) as supported residential accommodation (Use Class C3(b))

Application No.: 73043 **App. Type:** PIP 05/05/2026 Approve
Location: 31 Charnley Street, Whitefield, Manchester, M45 6BG
Proposal: Application for permission in principle for erection of 3 no. Dwellings

Ward: Whitefield + Unsworth - Pilkington Park

Application No.: 72879 **App. Type:** FUL 29/04/2026 Approve with Conditions
Location: Whitefield Police Station, Bury New Road, Whitefield, Manchester, M45 8QN
Proposal: 3 no. replacement external aluminium windows; 1 no. new external aluminium doorset; 1 no. external steel lintel to external blockwork; External columns blast cleaned and repaired

Application No.: 72979 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 33 Sergeants Lane, Whitefield, Manchester, M45 7TR
Proposal: Alterations to existing side boundary wall including new side/front 2m height wall with render & front gate

Application No.: 73006 **App. Type:** LDCP 08/05/2026 Lawful Development
Location: 92 Nipper Lane, Whitefield, Manchester, M45 7RF
Proposal: Lawful development certificate for proposed rear dormer extension and loft conversion

Ward: Whitefield + Unsworth - Unsworth

Application No.: 72889 **App. Type:** FUL 17/04/2026 Approve with Conditions
Location: 26 Rhodes Drive, Bury, BL9 8NH
Proposal: First floor/two storey side extension

Application No.: 72910 **App. Type:** FUL 20/04/2026 Approve with Conditions
Location: 7 Alnwick Drive, Bury, BL9 8BZ
Proposal: Two storey side extension

Application No.: 72911 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 19 St Georges Road, Bury, BL9 8JG
Proposal: First floor rear extension

Application No.: 72963 **App. Type:** FUL 01/05/2026 Approve with Conditions
Location: 17 Leyton Drive, Bury, BL9 9SL
Proposal: Single storey rear extension

Total Number of Applications Decided: 107