

REPORT FOR DECISION

DECISION OF:	PLANNING CONTROL COMMITTEE
DATE:	27 October 2015
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 21/09/2015 and 18/10/2015

Ward: **Bury East**

Application No.: 59009 **App. Type:** FUL 02/10/2015 Approve with Conditions
Location: Site of former Sol Viva Building, Clerke Street, Bury, BL9 0PL
Proposal: Erection of building to contain 3 no. restaurant units (Class A3) and associated public realm works

Application No.: 59093 **App. Type:** FUL 22/09/2015 Approve with Conditions
Location: 30 - 32 Haymarket Street, Bury, BL9 0AY
Proposal: Change of use from bookmakers (Class A2) to public house (Class A4)

Application No.: 59097 **App. Type:** ADV 01/10/2015 Approve with Conditions
Location: 2 Manchester Road, Bury, BL9 0DT
Proposal: 2 No. sets of non-illuminated acylic letters; 4 No. non-illuminated fascia signs

Application No.: 59098 **App. Type:** LBC 01/10/2015 Approve with Conditions
Location: 2 Manchester Road, Bury, BL9 0DT
Proposal: Listed building consent for 2 no. sets of non illuminated acylic letters: 4 no. non-illuminated fascia signs

Application No.: 59106 **App. Type:** FUL 09/10/2015 Approve with Conditions
Location: 197 Rochdale Road, Bury, BL9 7BB
Proposal: Replacement of flat roof at rear; New entrance and 2 no. windows at side and 2 no. windows at rear

Application No.: 59150 **App. Type:** LBC 16/10/2015 Approve with Conditions
Location: 2-4 Market Street, Bury, BL9 0AN
Proposal: Listed building consent for replacement of 2 no. internal automated teller machines (ATMs)

Application No.: 59207 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 67 The Rock, Bury, BL9 0NB
Proposal: Two storey extension at rear

Ward: **Bury East - Moorside**

Application No.: 59125 **App. Type:** FUL 12/10/2015 Refused

Location: 33 Burrs Lea Close, Bury, BL9 5HT

Proposal: Two storey extension at side (resubmission)

Application No.: 59139 **App. Type:** FUL 12/10/2015 Approve with Conditions

Location: 132 Walmersley Road, Bury, BL9 6DX

Proposal: Change of use from social club (sui generis) to 2 no. dwellings (C3)

Application No.: 59155 **App. Type:** FUL 01/10/2015 Approve with Conditions

Location: 270 Hornby Street, Bury, BL9 5DS

Proposal: Single storey extension at rear

Ward: Bury East - Redvales

Application No.: 59165 **App. Type:** FUL 01/10/2015 Approve with Conditions

Location: 32 Grosvenor Street, Bury, BL9 9BJ

Proposal: Single storey extension at rear (Resubmission of 58148)

Application No.: 59171 **App. Type:** GPDE 28/09/2015 Prior Approval Not required

Location: 34 Keswick Drive, Bury, BL9 9LT

Proposal: Prior notification for single storey extension at rear

Application No.: 59173 **App. Type:** FUL 01/10/2015 Approve with Conditions

Location: 102 Alfred Street, Bury, BL9 9ED

Proposal: Single storey extension at rear (resubmission of 58878)

Application No.: 59174 **App. Type:** FUL 06/10/2015 Approve with Conditions

Location: 33 Derwent Drive, Bury, BL9 9LS

Proposal: Single storey extension at side and rear

Application No.: 59315 **App. Type:** LDGP 16/10/2015 Lawful Development

Location: 1 Hendon Drive, Bury, BL9 9TT

Proposal: Certificate of lawfulness for proposed loft conversion and roof extension at the rear

Ward: Bury West - Church

Application No.: 59073 **App. Type:** FUL 22/09/2015 Approve with Conditions

Location: 29 Euxton Close, Bury, BL8 2HY

Proposal: First floor extension at side

Application No.: 59077 **App. Type:** ADV 24/09/2015 Approve with Conditions
Location: Lidl, (Site of former gasworks), Victoria Street, Bury, BL8 1LE
Proposal: 2 No. internally illuminated fascia signs; 2 no. externally illuminated wall mounted hoardings;
1 no. externally illuminated poster display unit; 1 no. directional sign; 1 no. internally
illuminated 6 metre pylon sign; 1 no. internally illuminated 7 metre high dual post sign
(resubmission)

Application No.: 59110 **App. Type:** FUL 12/10/2015 Refused
Location: 215 Ainsworth Road, Bury, BL8 2RU
Proposal: Creation of new vehicular access (retrospective)

Application No.: 59122 **App. Type:** ADV 16/10/2015 Approve with Conditions
Location: Unit 1 Victoria Street Retail Park, Victoria Street, Bury, BL8 1LE
Proposal: 2 No. internally illuminated fascia signs and 1 no. non illuminated fascia sign

Application No.: 59156 **App. Type:** FUL 29/09/2015 Approve with Conditions
Location: 10 Wadebridge Drive, Bury, BL8 2NN
Proposal: First floor extension at side

Application No.: 59157 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 6 Preesall Close, Bury, BL8 2JL
Proposal: Conversion of existing flat roof at side to pitched and new front porch

Application No.: 59167 **App. Type:** OUT 12/10/2015 Approve with Conditions
Location: The Nurseries, Leigh Lane, Bury, BL8 1RL
Proposal: Outline Application - Demolition of existing dwelling and outbuildings and construction of new
dwelling

Application No.: 59169 **App. Type:** OUT 12/10/2015 Approve with Conditions
Location: The Nurseries, Leigh Lane, Bury, BL8 1RL
Proposal: Outline Application - Demolition of existing bungalow and outbuildings and erection of new
bungalow

Application No.: 59184 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 3 Whitecroft Drive, Bury, BL8 2TN
Proposal: Two storey extension at side and dormers at front and rear

Application No.: 59189 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: 4 Winmarleigh Close, Bury, BL8 2TA
Proposal: Two storey extension at side

Application No.: 59223 **App. Type:** HRN 16/10/2015 Approve
Location: Elton Reservoir, High Bank, Bury, BL8 2BR
Proposal: Removal of 70 metres of hedgerow

Ward: Bury West - Elton

Application No.: 59068 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: Burrs Country Park, Woodhill Road, Burrs, Bury
Proposal: Siting of storage container

Application No.: 59076 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: Evans Halshaw Ford Bury, Crostons Road, Bury, BL8 1AA
Proposal: Construction of building for car sales and associated parking/display area

Application No.: 59187 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: 32 Hebburn Drive, Bury, BL8 1ED
Proposal: Replacement front dormer

Application No.: 59285 **App. Type:** LDPC 16/10/2015 Lawful Development
Location: 12 Valley Avenue, Bury, BL8 1FA
Proposal: Certificate of lawfulness for proposed single storey rear extension

Ward: North Manor

Application No.: 58602 **App. Type:** FUL 30/09/2015 Approve with Conditions
Location: 14 Robin Road, Summerseat, Bury, BL9 5QP
Proposal: Demolition of existing garage/store; Single storey side extension to accommodate physiotherapy business; Roof extension with dormers at front and rear; New front porch; New front boundary wall

Application No.: 58868 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: 7 Crag Avenue, Summerseat, Bury, BL9 5NZ
Proposal: Variation of condition no.2 (approved plans) of application 57092

Application No.: 59041 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: 20 Larkfield Close, Tottington, Bury, BL8 4QJ
Proposal: First floor extension and single storey extension at front

Application No.: 59069 **App. Type:** FUL 29/09/2015 Approve with Conditions
Location: 2 Thorn Street, Summerseat, Bury, BL9 5PN
Proposal: Single storey extension at rear and fencing to rear garden

Application No.: 59133 **App. Type:** GPDE 29/09/2015 Prior Approval Required and Refused
Location: 40 Newcombe Road, Ramsbottom, Bury, BL0 9UT
Proposal: Prior notification for single storey extension at rear

Application No.: 59136 **App. Type:** FUL 21/09/2015 Approve with Conditions
Location: 1 St Clair Road, Ramsbottom, Bury, BL8 4EU
Proposal: Demolition of single storey side garage & erection of two storey side extension and single storey rear extension

Application No.: 59168 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: 198 Bolton Road, Hawkshaw, Bury, BL8 4JF
Proposal: Extension to existing garage at front

Application No.: 59175 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: 845 Walmersley Road, Bury, BL9 5LE
Proposal: Two storey extension at side/rear with rear juliet balcony; Single storey extension at rear

Application No.: 59233 **App. Type:** GPDE 15/10/2015 Prior Approval Not required
Location: 8 Westgate Avenue, Ramsbottom, Bury, BL0 9SS
Proposal: Prior notification for proposed single storey extension at rear

Application No.: 59284 **App. Type:** LDPC 01/10/2015 Lawful Development
Location: 5 Lancaster Drive, Bury, BL9 6RJ
Proposal: Lawful development certificate for proposed single storey extension at rear

Ward: Prestwich - Holyrood

Application No.: 58827 **App. Type:** FUL 01/10/2015 Approve with Conditions
Location: Brook Farm, Simister Lane, Prestwich, Manchester, M25 2SB
Proposal: Demolition of existing buildings currently used for oil recycling business and livery yard; Replacement with 4 no. dwellings and conversion and extension of traditional barn to form a single dwelling (resubmission)

Application No.: 59105 **App. Type:** FUL 09/10/2015 Refused
Location: Land at rear of 62 Peveril Close, Whitefield, Manchester, M45 6NR
Proposal: Erection of 2 no. semi-detached dwellings

Application No.: 59172 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: 69 St Margarets Road, Prestwich, Manchester, M25 2QT
Proposal: Single storey extensions to side and rear

Ward: Prestwich - Sedgley

Application No.: 59016 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 3 Fairway, Prestwich, Manchester, M25 0JF
Proposal: Front porch extension (retrospective)

Application No.: 59091 **App. Type:** FUL 21/09/2015 Approve with Conditions
Location: 72 Sheepfoot Lane, Prestwich, Manchester, M25 0DN
Proposal: Loft conversion incorporating front and rear dormers

Application No.: 59159 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 2 Castle Hill Road, Prestwich, Manchester, M25 0FR
Proposal: Single storey extension at rear; Formation of new vehicular access

Application No.: 59163 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: 10 Craigwell Road, Prestwich, Manchester, M25 0EF
Proposal: Two storey extensions at side and rear; Porch extension (resubmission)

Application No.: 59304 **App. Type:** GPDE 12/10/2015 Prior Approval Required Refused - Ext
Location: 98 Albert Avenue, Prestwich, Manchester, M25 0LU
Proposal: Prior notification for single storey extension at rear

Ward: Prestwich - St Mary's

Application No.: 58283 **App. Type:** OUT 24/09/2015 Refused
Location: Land at side of 122 Venwood Road and 16 River View Close, Prestwich, Manchester, M25 9UH
Proposal: Outline application for residential development of 1 no. dwelling with all matters reserved

Application No.: 58824 **App. Type:** FUL 30/09/2015 Approve with Conditions
Location: Prestwich Hospital, Bury New Road, Prestwich, Manchester, M25 3BL
Proposal: Erection of 8 bed extension to Junction 17 Unit; Demolition to the northern elevation of Gardener Unit and erection of 11 bed extension; Relocation and provision of car parking on site, temporary access road.

Application No.: 58992 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 34 Agecroft Road East, Prestwich, Manchester, M25 9RT
Proposal: Two storey extension at side and single storey extension at rear

Application No.: 59019 **App. Type:** FUL 22/09/2015 Approve with Conditions
Location: 110 St Anns Road, Prestwich, Manchester, M25 9GJ
Proposal: Two storey extension at side/rear and single storey extension at rear

Application No.: 59096 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: 7 Rainsough Close, Prestwich, Manchester, M25 9YQ
Proposal: Single storey and two storey extensions to side and rear

Application No.: 59121 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: 7 Agecroft Road East, Prestwich, Manchester, M25 9RQ
Proposal: Single storey extension at side and rear

Application No.: 59124	App. Type: FUL	02/10/2015	Refused
Location:	4 Gardner Road, Prestwich, Manchester, M25 3HS		
Proposal:	First floor extension at rear (resubmission)		
Application No.: 59129	App. Type: FUL	22/09/2015	Approve with Conditions
Location:	133 Hilton Lane, Prestwich, Manchester, M25 9XJ		
Proposal:	Demolition of porch and single storey extension at rear and erection of two storey extension at side/rear		
Application No.: 59158	App. Type: FUL	12/10/2015	Approve with Conditions
Location:	Alpine Lodge, St Anns Road, Prestwich, Manchester, M25 9GD		
Proposal:	Dormer at rear		
Application No.: 59176	App. Type: FUL	16/10/2015	Approve with Conditions
Location:	49 Agecroft Road East, Prestwich, Manchester, M25 9RQ		
Proposal:	First floor extension at side; Single storey extension at rear (resubmission)		
Application No.: 59196	App. Type: FUL	12/10/2015	Approve with Conditions
Location:	10 Ladythorn Avenue, Prestwich, Manchester, M25 9RW		
Proposal:	Single storey rear extension and new roof to existing rear extension		
Application No.: 59204	App. Type: FUL	12/10/2015	Approve with Conditions
Location:	44 Clifton Road, Prestwich, Manchester, M25 3HQ		
Proposal:	Single storey extension at side		
Application No.: 59218	App. Type: FUL	16/10/2015	Approve with Conditions
Location:	1 Hope Road, Prestwich, Manchester, M25 9GX		
Proposal:	Single storey extension at side with porch at front		
Ward: Radcliffe - East			
Application No.: 59094	App. Type: FUL	12/10/2015	Approve with Conditions
Location:	Gorse Hill Stables, Starling Road, Bury, BL8 2HJ		
Proposal:	Change of use of stables and carriage store to dwelling		
Application No.: 59117	App. Type: FUL	12/10/2015	Approve with Conditions
Location:	26 Great Hall Close, Radcliffe, Manchester, M26 4DA		
Proposal:	Change of use from dwelling (C3) to mixed use - dwelling house (C3) and childminding (D1) - Continuation of use of approved application 55452)		
Application No.: 59140	App. Type: FUL	15/10/2015	Approve with Conditions
Location:	Coney Green Farm, Coney Green, Radcliffe, Manchester, M26 4ER		
Proposal:	Rebuilding of barn to create 2 no. dwellings		

Ward: Radcliffe - North

Application No.: 59099 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: 2 Saltram Close, Radcliffe, Manchester, M26 3XD
Proposal: Two storey extension at side; Single storey side/rear link extension to existing detached garage

Application No.: 59138 **App. Type:** FUL 21/09/2015 Approve with Conditions
Location: 16 Tipton Close, Radcliffe, Manchester, M26 3WZ
Proposal: Demolition of existing conservatory and erection of single storey side extension

Application No.: 59179 **App. Type:** GPDE 01/10/2015 Prior Approval Not required
Location: 9 Penrice Close, Radcliffe, Manchester, M26 3UL
Proposal: Prior notification for single storey extension at rear

Ward: Radcliffe - West

Application No.: 59075 **App. Type:** FUL 29/09/2015 Approve with Conditions
Location: 304 Stand Lane, Radcliffe, Manchester, M26 1JB
Proposal: Dormer at front; Extension of existing dormer at rear with juliet balcony; Erection of detached double garage; Minor external alterations

Ward: Ramsbottom + Tottington - Tottington

Application No.: 58950 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: Howarths Farm, Watling Street, Tottington, Bury, BL8 3QR
Proposal: Erection of 2 no. dwellings; Erection of replacement stables

Application No.: 59145 **App. Type:** FUL 16/10/2015 Approve with Conditions
Location: 317 - 319 Turton Road, Tottington, Bury, BL8 3QF
Proposal: Change of use from two dwellings to one dwelling; single storey extensions to the front, rear and side and new boundary wall

Application No.: 59151 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: 6 Heather Bank, Tottington, Bury, BL8 4FB
Proposal: Single storey extension at rear

Application No.: 59198 **App. Type:** GPDE 02/10/2015 Prior Approval Not required
Location: 4 Lyndon Close, Tottington, Bury, BL8 3EY
Proposal: Prior notification for single storey extension at rear

Application No.: 59236 **App. Type:** LDCP 29/09/2015 Lawful Development
Location: 4 Owlbarrow Road, Bury, BL8 1RD
Proposal: Certificate of lawfulness for proposed demolition of existing lean to external store and erection of single storey rear lean to extension to kitchen

Ward: Ramsbottom and Tottington - Ramsbottom

Application No.: 59057 **App. Type:** FUL 01/10/2015 Approve with Conditions
Location: 13 Verna Street, Ramsbottom, Bury, BL0 9HZ
Proposal: Demolition of existing extension at rear and erection of single storey extension at rear;
Installation of new first floor window to gable elevation

Application No.: 59065 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 24 Marlborough Close, Ramsbottom, Bury, BL0 9YU
Proposal: Conversion of existing conservatory at rear to single storey extension; Installation of ground
floor window to side elevation and alterations to ground floor window at front

Application No.: 59081 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: Hillcrest, Helmshore Road, Holcombe, Bury, BL8 4PD
Proposal: Creation of additional vehicular access

Application No.: 59132 **App. Type:** FUL 29/09/2015 Approve with Conditions
Location: 19 Palmerston Close, Ramsbottom, Bury, BL0 9YN
Proposal: Single storey extension at rear with porch at side

Application No.: 59141 **App. Type:** FUL 21/09/2015 Approve with Conditions
Location: 98 Whalley Road, Shuttleworth, Ramsbottom, Bury, BL0 0DE
Proposal: Demolition of existing conservatory and erection of single storey side extension

Application No.: 59142 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: Hillside Kennels, Pike Farm, Bury Old Road, Bury, BL9 6SY
Proposal: Erection of single storey extension to existing dog boarding kennels

Application No.: 59143 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: Lumb Carr House, Lumb Carr Road, Ramsbottom, Bury, BL8 4NH
Proposal: Demolition of existing conservatory and erection of single storey extension to side

Ward: Whitefield + Unsworth - Besses

Application No.: 59103 **App. Type:** FUL 24/09/2015 Refused
Location: 51C Albert Road, Whitefield, Manchester, M45 8NN
Proposal: Single storey garage extension at side and extension to porch at front

Ward: Whitefield + Unsworth - Pilkington Park

Application No.: 58913 **App. Type:** FUL 01/10/2015 Approve with Conditions
Location: 184 - 188 Bury New Road, Whitefield, Manchester, M45 6QF

Proposal: Variation of condition no. 2 (approved plans of planning permission 57586) to add a single storey extension at rear and brickwork to front.
Discharge of conditions 1 (start date), 3 (materials), 4(access improvements), 5 (pedestrian visibility splay), 6 (car park) and 7 (access improvements)

Ward: **Whitefield + Unsworth - Unsworth**

Application No.: 59011 **App. Type:** FUL 24/09/2015 Approve with Conditions
Location: Land at rear of 34 Rufford Drive, Whitefield, Manchester, M45 8PL

Proposal: Demolition of existing garage colony and erection of new single storey garage

Application No.: 59123 **App. Type:** FUL 12/10/2015 Approve with Conditions
Location: 23 Hathaway Road, Bury, BL9 8EG

Proposal: Conversion of existing garage with first floor extension above, single and two storey extensions at rear with detached garage and extended patio (resubmission)

Application No.: 59128 **App. Type:** FUL 06/10/2015 Approve with Conditions
Location: 14 Bloomfield Drive, Bury, BL9 8JX

Proposal: Demolition of entrance porch and garage and erection of single storey extension at side/rear

Application No.: 59210 **App. Type:** LDPC 29/09/2015 Split Decision
Location: 117 Rufford Drive, Whitefield, Manchester, M45 8PD

Proposal: Proposal A: Certificate of lawfulness for a proposed single storey extension at rear;

Proposal B: Certificate of lawfulness for a proposed porch/canopy at front

Application No.: 59244 **App. Type:** LDPC 29/09/2015 Lawful Development
Location: 42 Rufford Drive, Whitefield, Manchester, M45 8PL

Proposal: Certificate of lawfulness for proposed single storey rear extension

Total Number of Applications Decided: 88