

COVERING LETTER

Prepared on behalf of: Praveen Videlpap

Site address: 29 Cartmel Close, Unsworth, Bury, BL9 8JA

Application type: Full Planning Permission

Prepared by: Inhaus Planning, Suite Ra01, 195–197 Wood Street, London, E17 3NU

Planning Department

Bury Metropolitan Borough Council

Town Hall

Knowsley Street

Bury

BL9 0SW

7 August 2026

Dear Ms Booth,

RE: Further Application for Full Planning Permission — Change of Use from Class C3 to Class C2 — 29 Cartmel Close, Unsworth, Bury, BL9 8JA — Application Reference 73314

We write on behalf of our client, Praveen Videlpap, to submit a fully revised suite of supporting documents in connection with the above application. These documents supersede all previously submitted supporting documents in their entirety and are prepared on the basis of verified, site-specific research conducted in accordance with the protocol described in the accompanying Planning Statement.

The revised documents address all concerns raised in the further representations submitted on behalf of residents of Cartmel Close, including the highway and transport matters, the emerging Policy LP-H6 position, the correct policy framework, and accurate site-specific context for Unsworth, Bury.

The proposed home will accommodate up to two young people aged 8 to 17 years with emotional and behavioural difficulties (EBD) and social, emotional and mental health needs (SEMH). It will operate in full compliance with the Children's Homes (England) Regulations 2015, will be registered with and inspected by Ofsted, and will be staffed on a continuous 24-hour basis by a Registered Manager, Deputy Manager, and Residential Support Workers at a minimum 1:1 staffing ratio. The first floor provides two resident bedrooms, a dedicated sleep-in room, and a separate staff room.

No external alterations are proposed. The property will retain its residential appearance throughout.

The following ten revised supporting documents are submitted for the Council's consideration:

1. Planning Statement
2. Covering Letter
3. Care Management Plan
4. Good Neighbour and Community Engagement Plan

5. Local and National Need Statement
6. Missing Child Protocol and Police Liaison Strategy
7. Noise and Anti-Social Behaviour Mitigation Plan
8. Security Statement
9. Sustainable Travel Policy
10. Waste Management Plan

We trust that these documents now comprehensively address all material planning considerations. We would welcome the opportunity to discuss any outstanding matters with officers before determination.

Yours faithfully,

Danial Ahmed

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