



For assistance with completing this form contact:

The Planning Service
3 Knowsley Place, Duke Street, Bury BL9 0EJ

Phone: 0161 253 5432 **Email:** development.control@bury.gov.uk

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

36

Suffix

Property Name

Address Line 1

Irwell Street

Address Line 2

Address Line 3

Bury

Town/city

Radcliffe

Postcode

M26 1LR

Description of site location must be completed if postcode is not known:

Easting (x)

378862

Northing (y)

406884

Description

Applicant Details

Name/Company

Title

Mr

First name

Richard

Surname

Barfoot

Company Name

Address

Address line 1

36 Irwell Street

Address line 2

Address line 3

Town/City

Radcliffe

County

Bury

Country

United Kingdom

Postcode

M26 1LR

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Change of use from dwellinghouse (Class 3) to residential care home for up to 3 Children (Class 2).

Location :

36 Irwell Street , Radcliffe, Manchester , M261LR.

Reference number

70256

Date of decision (date must be pre-application submission)

21/02/2024

Please state the condition number(s) to which this application relates

Condition number(s)

Part 2.5

A scheme of sound insulation of the party walls to protect residential amenity in the adjoining dwelling, where demonstrated to be necessary, shall be submitted to and approved by the Local Planning Authority and implemented prior to the approved use commencing.

Reason. To reduce nuisance from noise to the occupiers of the adjoining dwelling pursuant to the NPPF and UDP Policy EN7/2 Noise Pollution.

Has the development already started?

☐ Yes

☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☒ Yes

☐ No

If Yes, please indicate which part of the condition your application relates to

A scheme of sound insulation of the party walls to protect residential amenity in the adjoining dwelling, where demonstrated to be necessary, shall be submitted to and approved by the Local Planning Authority and implemented prior to the approved use commencing.

Reason. To reduce nuisance from noise to the occupiers of the adjoining dwelling pursuant to the NPPF and UDP Policy EN7/2 Noise Pollution.

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Acoustic consultant has assessed the building and the plans to support if any requirement of sound insulation is needed for the development . Document is attached to describe the nature of the use of the building , in keeping with that of a family home , including an outline of the policies that will be in place , admission and acceptance of Young people into the care home .

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Bury Planning

Date (must be pre-application submission)

23/02/2024

Details of the pre-application advice received

Telephone call with Mr Clapworthy to give advice on the discharge of the conditions and what would be required due to the ambiguous nature of the conditions that were placed on the application being granted, suggested that an acoustic specialist would be best to support and advise if there was any assessment or need to have further sound insulation on the party wall .

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Richard Barfoot

Date

09/02/2025