

# NOTICE OF PRIOR APPROVAL DETERMINATION

## Part 3 of Schedule 2 to The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

**To:**

Andrew Burns  
Atelier MB  
Suite 2A  
Amazon House  
Brazil Street  
Manchester  
M1 3PW

**On Behalf Of:**

Paul Darnell  
Langdon Foundation  
333 Edgware Road  
London  
NW9 6TD

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### PART 1 - Particulars of Application

**Application Number:** 72556

**Date of Registration:** 18/11/2025

**Proposal:**

Prior approval for proposed change of use  
from office (Class E) to 1 no. dwellinghouse  
(Class C3)

**Location:**

44 Rectory Lane, Prestwich, Manchester,  
M25 1BL

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### PART 2 - Particulars of Decision

Bury Metropolitan Borough Council hereby determine that prior approval of the local planning authority is **REQUIRED** for the development set out in Part 1 of this decision notice.

The Metropolitan Borough of Bury hereby give **APPROVAL** for the development proposed in the above-mentioned application subject to the following conditions.

**The following policies of the Bury Unitary Development Plan, National and Regional Government were considered relevant:**

This decision relates only to the Town and Country Planning Acts and does not include any consent or approval under any other enactment or under the Building Regulations. Any other consent or approval which is necessary must be obtained from the appropriate authority.

**Applicant Plan Numbers:**

Existing site plan E(500)  
Proposed site plan P(500)  
Existing plans E(100)  
Proposed plans P(100)  
Existing elevations P(200)  
Proposed elevations P(200)

**NOTES TO APPLICANT**

Not Applicable

Signed:

A handwritten signature in black ink, appearing to read "for haw", written in a cursive style.

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On behalf of the Council

**Date of Decision:** 07/01/2026