



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 Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

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	62
Suffix	
Property Name	
Address Line 1	Bridge Street
Address Line 2	
Address Line 3	Bury
Town/city	Ramsbottom
Postcode	BL0 9AG

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

Easting (x)	Northing (y)
379113	416918

Description

Applicant Details

Name/Company

Title

Mr

First name

Saad

Surname

Bashir

Company Name

Address

Address line 1

62 Bridge Street

Address line 2

Address line 3

Town/City

Ramsbottom

County

Bury

Country

Postcode

BL0 9AG

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Gary

Surname

Dearden

Company Name

PPY design Ltd

Address

Address line 1

2 Helmshore Road

Address line 2

Holcombe Village

Address line 3

Town/City

Bury

County

Country

United Kingdom

Postcode

BL8 4PA

Contact Details

Primary number

***** REDACTED *****

Secondary number

***** REDACTED *****

Fax number

Email address

***** REDACTED *****

Description of the Proposal

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

Change of Use from cafe (Class A3) to hot food takeaway (Class A5), to include extract flue and staircase at the rear.

Reference number

65723.

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

08/10/2020

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

Condition number(s)

6.

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

To extend the opening hours to accommodate late night customers and delivery drivers.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

The existing condition reads : The use hereby permitted shall not be open to customers outside the following times:

10am to 11.00pm - Sunday to Thursday.

10am to 11.30pm Fridays and Saturdays.

The condition to be varied so that it reads : The use hereby permitted shall not be open to customers outside the following times:

14.00 to 01.00 - Sunday to Thursday.

14.00 to 02.30 Fridays and Saturdays.

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

25/0001

Date (must be pre-application submission)

23/01/2025

Details of the pre-application advice received

Correspondence requiring an application to vary the opening times, rather than enforcement action taking place.

Ownership Certificates and Agricultural Land Declaration

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☐ Yes
- ☒ No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- ☒ Yes
- ☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
- ☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

**** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990**

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant: ***** REDACTED *****
House name:
Number: 38
Suffix:
Address line 1: Barnes Avenue
Address Line 2:
Town/City: Rawtenstall
Postcode: BB4 8ST
Date notice served (DD/MM/YYYY): 03/02/2025
Person Family Name:

Person Role

- ☐ The Applicant
- ☒ The Agent

Title

Mr

First Name

Surname

Dearden

Declaration Date

03/02/2025

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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

Gary Dearden

Date

03/02/2025