NOTICE OF PLANNING PERMISSION

Town and Country Planning Act 1990
Town and Country Planning (Development Management Procedure) (England) Order 2015

To:
Nascimento
ISG Design Ltd.
6th Floor
Aldgate House
33 Aldgate High Street
London
EC3N 1AG

On Behalf Of:
Reilly
The Royal Bank of Scotland plc
House F
The Royal Bank of Scotland plc
1st Floor, Gogarburn
EH12 1HQ

PART 1 - Particulars of Application

Application Number: 66134

Date of Registration: 28/10/2020

Proposal:
Replacement of A/C system, external condenser unit to be replaced with new, New roof edge protection to the existing low parapet wall - Convert existing window to access door to flat roof

Location:
463 Bury New Road, Prestwich, Manchester, M25 1AD

PART 2 - Particulars of Decision

Bury Metropolitan Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that permission has been **GRANTED** for the carrying out of the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1 The development must be begun not later than three years beginning with the date of this permission.
Reason. Required to be imposed by Section 91 Town & Country Planning Act 1990.

2 This decision relates to drawings received 28/10/2020 and the development shall not be carried out except in accordance with the drawings hereby approved.
Reason. For the avoidance of doubt and to ensure a satisfactory standard of design pursuant to the policies of the Bury Unitary Development Plan listed.

Statement in accordance with Article 35(2) Town and Country Planning (Development Management Procedure) (England) (Amendment) Order 2015

The proposal complies with the development plan and would improve the economic, social and environmental conditions of the area. It therefore comprises sustainable development and the Local Planning Authority worked proactively and positively to issue the decision without delay. The Local Planning Authority has therefore implemented the requirement in Paragraph 38 of the National Planning Policy Framework.

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

NPPF	National Planning Policy Framework
TC1	TC1 - Town Centres
EN1/2	EN1/2 - Townscape and Built Design
EN4/2	EN4/2 - Energy Efficiency

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:
drawings received 28/10/2020

NOTES TO APPLICANT
Not Applicable

Signed:

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On behalf of the Council

Date of Decision: 08/12/2020