NOTICE OF PLANNING PERMISSION

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

To:
Mr P Boyle
SDA Consulting LLP
Edward House
Deva Centre Office Park
Trinity Way
Salford
M3 5LT

On Behalf Of:
Mrs Moncada
St Josephs RC Primary School
Queen Street
Ramsbottom
Bury
BL0 9JJ

PART 1 - Particulars of Application

Application Number: 65821

Date of Registration: 08/09/2020

Proposal:
Replacement of existing steel railings to Thelma Avenue, Queen Street, Garnett Street and the car park with 1800mm high 358 (Green) powder coated weldmesh fence panels including raising of piers to enhance safeguarding measures

Location:
St Josephs RC Primary School, Queen Street, Ramsbottom, Bury, BL0 9JJ

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 numbered 2335_PL_001 Rev A, 2335_PL_002 Rev A,2335_PL_003 Rev A, 2335_PL_004 Rev A, 2335_PL_005, 4-5M DL SG BH 20 IN and 1.5m SL SG BH 20 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 Local Planning Authority worked positively and proactively with the applicant to identify various solutions during the application process to ensure that the proposal comprised sustainable development and would improve the economic, social and environmental

conditions of the area and would accord with the development plan. These were incorporated into the scheme and/or have been secured by planning condition. 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:

CF2	CF2 - Education Land and Buildings
EN1/2	EN1/2 - Townscape and Built Design
HT6/2	HT6/2 - Pedestrian/Vehicular Conflict
SPD6	Supplementary Planning Document 6 - Alterations and Extensions to Residential Properties.
NPPF	National Planning Policy Framework

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:
2335_PL_001 Rev A, 2335_PL_002 Rev A,2335_PL_003 Rev A, 2335_PL_004 Rev A, 2335_PL_005, 4-5M DL SG BH 20 IN and 1.5m SL SG BH 20

NOTES TO APPLICANT

1. The applicant's attention is drawn to the requirements of Section 153 of the Highways Act 1980 which prohibits the opening of doors, gates or bars outwards onto the adopted highway.

2. The applicant's attention is drawn to the requirements of Section 179 of the Highways Act 1980 which prohibits the construction of any foundations required for the boundary fencing under the adjacent adopted highway.

3. The applicant's attention is drawn to the need to consult the Department for Operations regarding the specification for and implementation of any highway remedial works that may be required as a result of the proposed development. The cost of the works will be the responsibility of the developer.

Signed:

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On behalf of the Council

Date of Decision: 11/11/2020