

NOTICE OF PLANNING PERMISSION

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

To:

Mr Mark Hobson
MRH Planning Services
The Old Post Room
34 Chew Valley Road
Greenfield
Saddleworth
OL3 7DA

On Behalf Of:

Mr Anthony Harris
Whitefield Golf Club
Higher Lane
Whitefield
Manchester
M45 7EZ

PART 1 - Particulars of Application

Application Number: 69544

Date of Registration: 03/05/2023

Proposal:

Erection of single storey storage building

Location:

Whitefield Golf Club, Higher Lane, Whitefield,
Manchester, M45 7EZ

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 Location plan, 3433.24 C, 3433.26 D, 3433.26 E 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.
- 3 The building hereby approved shall only be constructed from the materials stated on the application form.
Reason. No material samples have been submitted and are required in the interests of visual amenity and to ensure a satisfactory development pursuant to UDP Policy EN1/12 - Townscape and Built Design.

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:

EN1/2 EN1/2 - Townscape and Built Design
EN1/3 EN1/3 - Landscaping Provision
EN8 EN8 - Woodland and Trees
EN8/2 EN8/2 - Woodland and Tree Planting
OL1/2 OL1/2 - New Buildings in the Green Belt
RT1/2 RT1/2 - Improvement of Recreation Facilities
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:

Location plan
3433.24 C
3433.26 D
3433.26 E

NOTES TO APPLICANT

Not Applicable

Signed:



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On behalf of the Council

Date of Decision: 01/09/2023