

Our Ref: 68740
Your Ref:
Date: 24 August 2022
Please ask for: Tom Beirne
Direct Line: 0161 253 5361
Fax: 0161 253 7373
E-Mail: t.beirne@bury.gov.uk

Gordon Nash
Nash Building Consultants Limited
38 Heath Lane
Lowton
WA3 1JA

Dear Gordon Nash

Proposal: Non-material amendment following grant of planning permission (68170) for two storey side extension & single storey rear extension:
Alterations to single storey rear extension to enable roof windows to be accommodated within the length of the roof plane
Location: 97 Radcliffe Road, Bury, BL9 9LD

Non Material Minor Amendment under Section 96A(4) of the Town and Country Planning Act 1990.

This application has now been considered by this Authority and we **approve** the proposal which should now be completed in accordance with the plans and specifications and conditions in the original approved application as amended by the details submitted.

Reason for Approval

- 1 The revisions to the previous proposal - extending the single storey extension out a further 1.1m, level with the single storey extension and set back from the two storey rear extension, would be relatively minor and would not impact adversely on either residential or visual amenity of the surrounding neighbours. As such it is considered acceptable as a non-material amendment to application and complies with UDP Policy H2/3 and guidance in SPD6.

Yours sincerely

The Development Management Team