

NOTICE OF PRIOR APPROVAL DETERMINATION

Part 3 of Schedule 2 to The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

To:

Mr John Hodgkinson
20 Westgate Avenue
Ramsbottom
Bury
BL0 9SS

On Behalf Of:

Mr H Khan
191 Parkhills Road
Bury
BL9 9AF

PART 1 - Particulars of Application

Application Number: 71104

Date of Registration: 22/08/2024

Proposal:

Prior approval for change of use of ground
floor room from shop (Class E) to residential
(Class C3)

Location:

Kungs Mini Market, 167 Radcliffe Road, Bury,
BL9 9LN

PART 2 - Particulars of Decision

Bury Metropolitan Borough Council hereby determine that prior approval of the local planning authority is **REQUIRED** for the development set out in Part 1 of this decision notice.

The Metropolitan Borough of Bury hereby give **APPROVAL** for the development proposed in the above-mentioned application subject to the following conditions.

- 1 Prior to occupation, the existing timber boundary fence shall be removed in accordance with the details on the submitted revised site plan to allow for safe site access.

Reasons

To ensure the intervisibility between users of the driveway and pedestrians on the adopted highway, in the interests of highway safety.

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

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:

24/783/01, 24/783/02, Revised Site Plan (submitted 22/10/2024)

NOTES TO APPLICANT

Not Applicable

Signed:

A handwritten signature in black ink, appearing to read 'for havi'.

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On behalf of the Council

Date of Decision: 23/10/2024