

NOTICE OF PLANNING PERMISSION

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

To:

Ms Jayne Talbot
Fragrance Oils International Ltd
**Eton Hill Road
Radcliffe
Manchester
M26 2FR**

PART 1 - Particulars of Application

Application Number: 69122

Date of Registration: 13/01/2023

Proposal:

Siting of 2 no. portakabins on the rear car park, to be used as shower/changing rooms for employees - for a temporary period of 4 years

Location:

Fragrance Oils International Ltd, Eton Hill Road, Radcliffe, Manchester, M26 2FR

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 Permission is hereby granted for a limited period only, namely for a period expiring on 4 years, and the building, works and use comprising the development for which permission is hereby granted are required to be respectively removed and discontinued at the end of the said period and the land reinstated to its former condition unless a valid application is received by the Local Planning Authority for its retention.
Reason. The development is of a temporary nature only.
- 2 This decision relates to the drawings received on 25 November, 22 December 2022, 4 January and 13 January 2023 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 external finishing materials for the proposal hereby approved shall be grey.
Reason. In the interests of visual amenity and to ensure a satisfactory development pursuant to Policy EN1/2 - Townscape and Built Design of Bury Unitary Development Plan.

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:

EC2/1 EC2/1 - Employment Generating Areas
EC3/1 EC3/1 - Measures to Improve Industrial Areas
EN1/2 EN1/2 - Townscape and Built Design
EN1/3 EN1/3 - Landscaping Provision
EN7 EN7 - Pollution Control
EN7/2 EN7/2 - Noise Pollution
EN7/5 EN7/5 - Waste Water Management
HT2/4 HT2/4 - Car Parking and New Development
HT2/6 HT2/6 - Replacement Car Parking
SPD6 Supplementary Planning Document 6 - Alterations and Extensions to Residential Properties.
SPD11 Development Control Policy Guidance Note 11 - Parking Standards in Bury
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:

All plans received on 25 November, 22 December 2022, 4 January and 13 January 2023.

NOTES TO APPLICANT

Not Applicable

Signed:



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On behalf of the Council

Date of Decision: 13/02/2023