

PLANNING STATEMENT – SEDGLEY PARK RUFC

LOCATION: Sedgley Park RUFC is a Rugby Union Football Club located on Park Lane in Whitefield. It was established at this location in 1932 and has grown to become a well known and successful rugby club throughout the UK. The land that the rugby club is located is currently within Green Belt area.

PROPOSAL: Construction of a two storey side extension comprising new entrance staircase, a balcony to eastern side, an extension to the existing gym under existing balcony and amendments to front fenestration.

SCALE: The proposals will only slightly increase the footprint of the building through the side two storey extension, which will only impact on existing hard standing. It will have no impact on any Green area or playing field. All other works are within the current building footprint and existing balcony. It will have no impact on the adjacent car parking, outside seating area or children's play area.
The proposal will not create any Urban Sprawl as set out in Section 9 of the NPPF.

MATERIALS: All new external walls to the extensions are to be finished in pebbledash to match existing. The East side balcony is to receive glass balustrade to match the existing more recent balcony that was approved by Bury Council Planning department in 2020.

ACCESS: Part of the proposal is to create a new entrance staircase to the main function room, this will also provide a further protected fire escape route from the building. There will be level wheelchair access to the ground floor extended gym and the existing lift will serve as wheelchair access to the function rooms.
There is vast car parking on site – please refer to drawings 2800_SED_06_Planning & 2800_SED_01_Planning_Rev_B.

