

NOTICE OF PLANNING PERMISSION

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

To:

Jonah Carty
Rapleys LLP
York House
York Street
Manchester
M2 3BB

On Behalf Of:

My Dentist (GB) Limited
C/o Agent

PART 1 - Particulars of Application

Application Number: 71681

Date of Registration: 12/03/2025

Proposal:

Installation of fire exit door and ancillary works to front elevation

Location:

Unit F18/19, 7 South Street, Bury, BL9 0JS

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 permission relates to the following plans:

Drawing no. 444.LP: Location Plan;
Drawing no. 444.BP: Block Plan;
Drawing no. xxx.02: Proposed Floor Plans; and,
Drawing no. 444.P.01: Existing and Proposed Elevations, Plans & Section

Except as provided for by other conditions to this permission, the development shall be carried out in complete accordance with the approved drawings.

Reason: For the avoidance of doubt and to ensure a satisfactory standard of development in accordance with the policies contained within the Bury Unitary Development Plan and Places for Everyone Joint 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:

Area	Area BY8 - The Rock/Moorgate
BY8	
TC3	TC3 - Bury Town Centre
TC2	TC2 - Town Centre Enhancement and Development
S1/1	S1/1 - Shopping in Bury Town Centre
S2/2	S2/2 - Prime Shopping Areas and Frontages
S2/3	S2/3 - Secondary Shopping Areas and Frontages
JP-C5	Streets For All
JP-C6	Walking and Cycling
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:

NOTES TO APPLICANT

Not Applicable

Signed:



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On behalf of the Council

Date of Decision: 02/05/2025