

Our Ref: 71649
Your Ref:
Date: 12 March 2025
Please ask for: Tom Beirne
Direct Line: 0161 253 5361
Email: t.beirne@bury.gov.uk

Mr Gary Dearden
PPY design Ltd
2 Helmshore Road
Holcombe Village
Bury
BL8 4PA

Dear Mr Dearden

Proposal: Non-material amendment following the grant of planning permission 71313 (Single storey rear extension; Rear dormer; Erection of 2 no. outbuildings; Installation of gates to existing stone pillars):
Increasing the roof pitch over the annex (gym and media room) from 15 degrees to 25 degrees.
Location: Meadow Heys, Moorbottom Road, Ramsbottom, Bury, BL8 4NS

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

This application is approved as it is considered that the proposed alterations are not materially significant in relation to the approved scheme, the relationship with neighbours and surrounding area. The proposal was also determined having regard to the NPPF, Places for Everyone and UDP Policies EN1/1 Visual Amenity, H2/3 Extensions and Alterations and OL1/2 New Buildings in the Green Belt.

Yours sincerely

The Development Management Team