



For assistance with completing this form contact:

The Planning Service
3 Knowsley Place, Duke Street, Bury BL9 0EJ

Phone: 0161 253 5432 **Email:** development.control@bury.gov.uk

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Brownfield land off Fletcher Fold Road

Applicant Details

Name/Company

Title

Mr

First name

Dominic

Surname

Conway

Company Name

Bolton at Home

Address

Address line 1

98 Waters Meeting Road

Address line 2

Bolton

Address line 3

Town/City

Bury

County

Country

UK

Postcode

BL1 8SW

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Erection of 4 no. bungalows and a block of 39 no. apartments for the over 55s including communal facilities, landscaping and car parking provision.

Reference number

70805

Date of decision (date must be pre-application submission)

20/06/2024

Please state the condition number(s) to which this application relates

Condition number(s)

4 - aerial tree survey
19- protection of public footpath
20- footpath closure and diversion order

Has the development already started?

- ☐ Yes
- ☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- ☐ Yes
- ☒ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Condition 4-
10920.004 - Land off Fletcher Fold - Aerial Tree Survey Technical Note (Version 1) by TEP

Condition 19-

Item 1. Submission of a dilapidation survey of the existing public right of way; A dilapidation survey has already been submitted in relation to discharge of planning condition 24 which was submitted on 28.01.2025. This survey included photographs and video survey information of the existing public right of way.

Item 2. A scheme of surface improvements along the public right of way that runs through the site to a scope and specification to be agreed; please refer to TEP Hardworks Plan P01 (drawing D10188.100 revision P01)

Item 3. The arrangement of temporary protection measures that would be installed prior to commencement, to maintain provision of the public right of way through the site: please refer to drawing 1911-02-A by Ashley Helme Associates (Proposed Footpath Closure to Facilitate Construction of Development)

Item 4. to be maintained free of obstruction and maintained during construction; please refer to drawing 1911-02-A by Ashley Helme Associates (Proposed Footpath Closure to Facilitate Construction of Development)

Item 5. Submission of a drawing, based on a topographical survey that indicates the existing width and levels of the public right of way and adjacent land; Please refer to drawing A0 Sheet 1 to 200 Scale Topographical Survey S23-0937 and A0 Sheet 1 to 200 Scale Utility Survey S23-0938, both produced by JLP Surveying.

Item 6. Details of how the public right of way will be maintained free of obstruction, and at its existing width following construction as identified under bullet point 4 above: please refer to TEP Hardworks Plan P01 (drawing D10188.100 revision P01)

Condition 20:
TM3-24-2396 notice 1 - bury times
TM3-24-2396 notice 2 - bury times

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☐ The applicant
☒ Other person

If Other has been selected, please provide contact details:

Title

***** REDACTED *****

First name

***** REDACTED *****

Surname

***** REDACTED *****

Phone Number

***** REDACTED *****

Email

***** REDACTED *****

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes

☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Email correspondence

Date (must be pre-application submission)

05/03/2025

Details of the pre-application advice received

Email noting that Highways have requested all remaining pre-commencement planning conditions be submitted as soon as possible for consideration.

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Emma Tanti

Date

12/03/2025