

JC238 263 Bury Old Rd, Prestwich, Manchester M25 1JA

Discharge of Conditions relating to application No: 72327

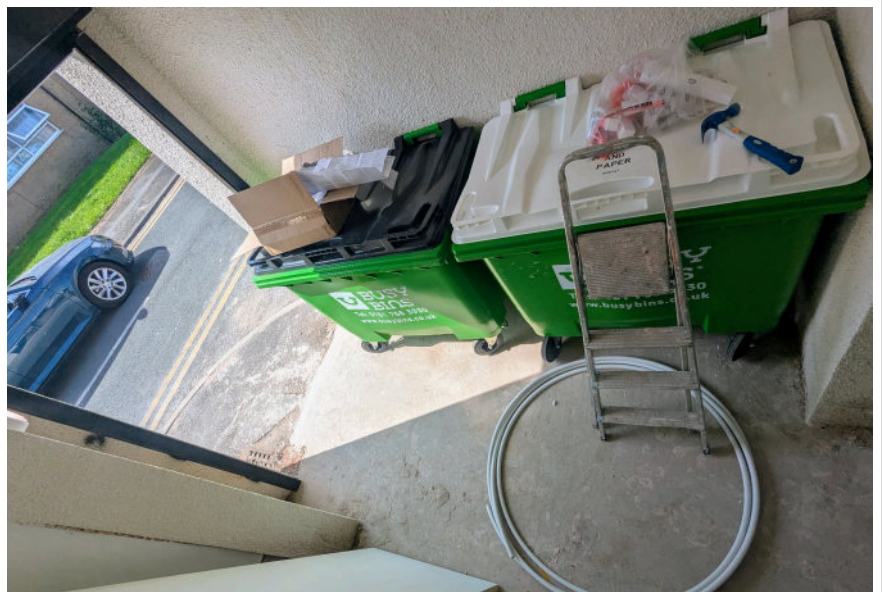
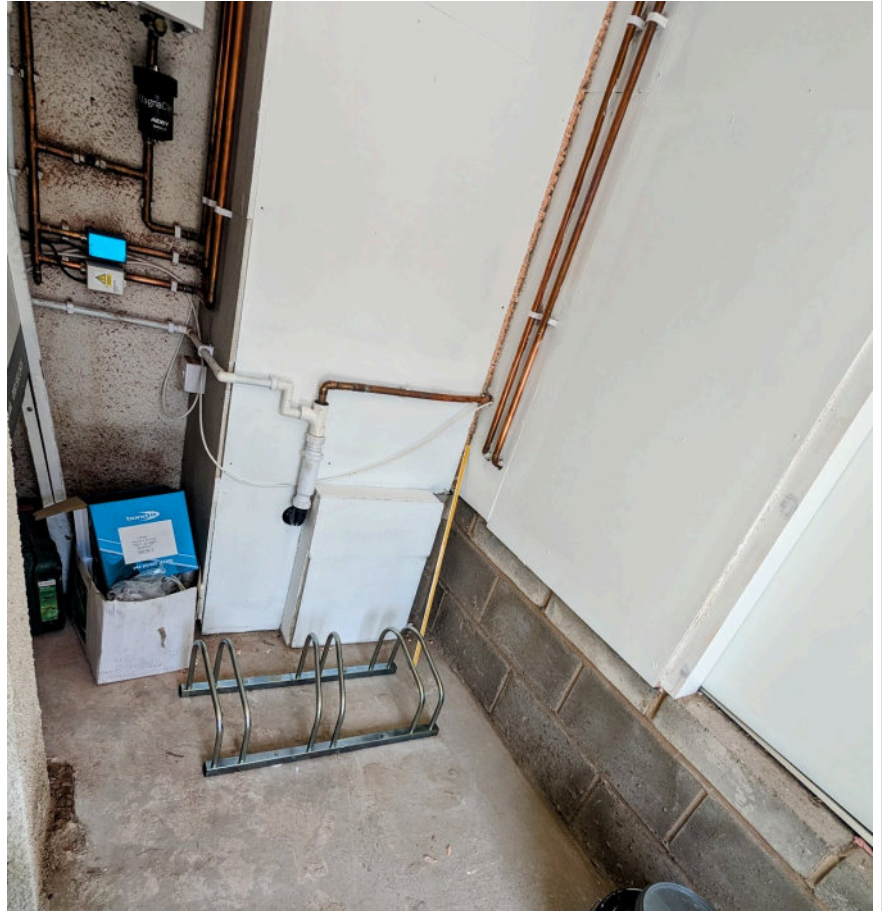
Condition	Evidence
3 The sound insulation of the party wall(s) of the property shall be improved in accordance with Building Regulations Approved Document E (or similar method), the details of which shall be submitted to and approved by the Local Planning Authority and implemented to and approved in writing by the Local Planning Authority prior to the HMO use commencing.	<i>The 9 inch masonry party wall has been upgraded with a freestanding timber stud wall infilled with acoustic mineral wool and lined with 2 layers of dense Soundbloc plasterboard to the satisfaction of the RBCA. This exceeds the requirements of ADE.</i> 
4 The bin store/ bike store indicated on approved plan A1.2 Revision PL7 shall be fitted with a roller shutter door or a similar approved type which does not project outwards at any time during or after operation to the satisfaction of the Local Planning Authority and shall thereafter be maintained.	

5
The roller shutter door to serve the bin store/
bike store indicated on approved plan
A1.2 Revision PL7 shall be painted black in colour.
No external roller shutter box
shall be fitted on the building.

See above

6
The refuse storage facilities and covered and
secure cycle storage provision indicated on the
approved plans shall be implemented and made
available for use to the written satisfaction of the
Local Planning Authority prior to the
development hereby approved becoming first
occupied and shall thereafter remain available at
all times.

*Following consultations with the Local Authority and private waste
management providers, it was determined that the most effective
approach would be to implement a frequent private collection service.
This arrangement will utilise 660l containers for both general waste and
combined recycling.*



7

Notwithstanding the approved plan, prior to the use hereby approved commencing, the step serving the proposed 'new entrance door' in the side elevation indicated on approved plan A1.2 Revision PL7, shall incorporate a step constructed within the width of the gable wall and an inward opening door. This shall be implemented to the satisfaction of the Local Planning Authority in accordance with the detail shown on the Ground Floor Plan within Drawing A1.2 Rev. PL7 and thereafter maintained at all times.

