

APPLICATION NUMBER: 70666

Renewal of previously consented scheme with planning reference 66444

Brookhouse Farm, 218 Holcombe Road, Greenmount, Bury BL8 4BQ

Statement regarding Policy JP-H4: Density of New Housing of The Places for Everyone Joint Development Plan Document (PfE)

The following statement in relation to policy JP-H4: Density of New Housing of The Places for Everyone Joint Development Plan Document (PfE) accompanies the aforementioned planning application with planning reference 70666.

Policy JP-H4: Density of New Housing of The Places for Everyone Joint Development Plan Document (PfE) requires new housing development should be delivered at a density appropriate to the location, reflecting the relative accessibility of the site by walking, cycling and public transport and the need to achieve efficient use of land and high-quality design.

The proposed dwelling is not located in any of the designated locations as referenced in Policy JP-H4.

The proposed dwelling is located in the Green Belt on previously developed land and constrained by Green Belt specific policies. The proposed dwelling is constrained by the volume of development which it would replace and accords with Green Belt policy requirements.

The proposed dwelling thus accords with housing density development requirements.