# NOTICE OF LISTED BUILDING CONSENT

## Planning (Listed Buildings and Conservation Areas) Act 1990
## Planning (Listed Buildings and Conservation Areas) Regulations 1992

**To:**
Mr Sedgley
AXIS Architecture
Talbot Chambers
2-6 North Church Street
Sheffield
S1 2DH

**On Behalf Of:**
Mr French
HSBC Corporate Real Estate
62-76 Park Street
Southwark
London
SE1 9DZ

**PART 1 - Particulars of Application**

**Application Number:** 65914

**Date of Registration:** 02/09/2020

**Proposal:**
Listed building consent for ground floor internal layout changes

**Location:**
2-4 Market Street, Bury, BL9 0AN

**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 the expiration of three years beginning with the date of this permission.
Reason - Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2 This decision relates to drawing numbered 27364-GF-GA-PL5 and the development shall not be carried out except in accordance with the drawings hereby approved.
Reason. For the avoidance of doubt and to ensure a satisfactory standard of design pursuant to the policies of the Bury Unitary Development Plan listed.

**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:**

| | |
|---|---|
| EN2/3 | EN2/3 - Listed Buildings |
| 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:**
27364-GF-GA-PL5

**NOTES TO APPLICANT**
Not Applicable

Signed:

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On behalf of the Council

**Date of Decision:** 27/10/2020