



PLANNING AND DEVELOPMENT

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Our ref: 24/00974/DOC
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Moinuddin Choudhury
20 Fenwick Drive
Middleton
M24 4SN
United Kingdom

Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	24/00974/DOC
Application	Approval of detail reserved by condition
Type:	
Proposal:	Submission of details to comply with condition 3 (materails) on planning permission 22/00394/HOUS
Location:	20 Fenwick Drive, Middleton, Rochdale, M24 4SN

Your application for approval of details reserved by condition(s) has been dealt with and the details are set out below:-

Conditions and Reasons:

- 3 Notwithstanding any description of materials in the application no above ground construction works shall take place until samples and / or full specification of materials to be used externally on the building(s) have been submitted to and approved in writing by the Local Planning Authority. Such details shall include the type, colour and texture of the materials. Development shall be carried out in accordance with the approved details.

Reason: In order to ensure a satisfactory appearance in the interests of visual amenity in accordance with policy DM1 of the adopted Rochdale Core Strategy and the National Planning Policy Framework.

Details of the following materials have been submitted and have been considered.

The materials are as follows:

- Brickwork to match existing.
- uPVC frames to match existing.

Subject to the development being constructed in the above materials, the requirements of condition 3 are satisfied.

Yours faithfully,

Melanie Hale
Head of Planning Services