

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)**

**Prior Approval Part 1 Class A.1(ea): Larger Home Extension**

APPLICATION REFERENCE: NOT/2026/0093

<p><b>Applicant</b> Mrs Ghulam Aisha 25 Canon Street Rochdale OL16 2TA</p>	<p><b>Agent</b> Mr Rashid Mehmood 2A, Cook Street BURY BL9 0RP</p>
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Part I - Particulars of Application

**Proposal:** Prior approval for a proposed single storey rear extension measuring 6m from the original dwelling (with a maximum height of 3.05m and height to eaves to 2.64m  
**Location:** 25 CANON STREET, ROCHDALE, OL16 2TA  
**Valid On:** 2 February 2026

**DECISION: PRIOR APPROVAL IS NOT REQUIRED**

Date of Decision: 17/03/2026

Melanie Hale  
Head of Planning

**IMPORTANT**

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE. YOUR ATTENTION IS DRAWN TO THE ATTACHED NOTES.

**INFORMATIVE:**

The Local Planning Authority's reasons for its decision are set out in the accompanying officer's report.

<b>Your attention is drawn to the following (1)</b>	
1	The Decision Notice relates to the following drawings and documents:

	<ul style="list-style-type: none"><li>• Proposed Floor Plans and Elevations IPS/R/25/OL162TA</li></ul>
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Limitations and Requirements of Class A (Condition A.4) 1. This notice indicates that the proposed development would comply with Schedule 2 Part 1 Class A (condition A.4) of the Town and Country Planning (General Permitted Development) (England) Order 2015. 2. You must ensure that the proposed development complies with the other limitations and conditions of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015. In particular it is important to note that the materials used in any exterior work (other than materials used in the construction of a conservatory) shall be of a similar appearance to those used in the construction of the exterior of the existing dwelling house. 3. It is a requirement of this notice that the development shall be carried out in accordance with the details approved by the local planning authority, unless agreed otherwise in writing.