ROCHDALE BOROUGH COUNCIL

Town and Country Planning Act 1990 (as amended)

NON MATERIAL AMENDMENT TO EXISTING PLANNING PERMISSION

APPLICATION REFERENCE: 20/01009/ANM

Name and address for correspondence:	Applicant name:
Mr Richard Purser RPC Planning Vernon House 40 New North Road Huddersfield HD1 5LS	Mr Mike Smith

Part I - Particulars of Application

Date of Application: 20 August 2020

Proposal:	**Application for non-material amendment to planning permission 19/01160/FUL for amendments ot the approved finish level and associated retaining structures as part of the approved enabling works for phase 2**
Location:	**Rochdale Riverside Phase 2, Land Bound By Penn Street To The East, Baillie Street To The South, John Street To The West And The Rear Of Properties From Yorkshire Street.,**

Part II - Particulars of decision

The Rochdale Metropolitan Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 (as amended) that the revised details listed in Part I above have been approved as a non-material amendment to the existing planning permission.

The Council hereby GRANTS the above development in accordance with the revised details as stated on the application form subject to the following conditions and reasons:

Conditions and Reasons:

1 This decision relates to the following plans:-

- **071536-CUR-00-XX-DR-S-83140-P01 Proposed Levels**
- **071536-CUR-00-XX-DR-S-83141-P01 Proposed Sections Sheet 1**
- **071536-CUR-00-XX-DR-S-83141-P01 Proposed Sections Sheet 2**

and the development shall be carried out in complete accordance with these drawings hereby approved.

Reason: For the avoidance of doubt and to ensure a satisfactory standard of development in accordance with the policies contained within the adopted Rochdale Core Strategy, the saved Rochdale Unitary Development Plan and the National Planning Policy Framework.

2 The below approved plans of application 19/01160/FUL are hereby deleted:

- 071536-CUR-00-XX-DR-C-92561-P02 Section 185 Layout and Details
- 071536-CUR-00-XX-DR-C-91613-P01 Sections Sheet 3
Reason: For the avoidance of doubt and to ensure all necessary plans are noted within the permission.

Date Decision Issued 28 September 2020



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Signed on behalf of the Council

IMPORTANT

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE.

THIS DECISION NOTICE SHOULD BE READ IN CONJUNCTION WITH THAT OF THE PARENT PLANNING PERMISSION THE CONDITIONS OF WHICH APPLY TO THE PROPOSAL AS AMENDED.

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

INFORMATIVE:
The applicant is reminded of the need to submit and obtain formal approval of those details required by the conditions of this planning permission before development may lawfully commence on the site. The formal discharge of a planning condition is currently subject to payment of an additional fee per request: £34.00 for householder applications and £116.00 in all other cases.

INFORMATIVE:
The applicant is advised that the supply and delivery of refuse containers (including all wheelie bins and food waste caddies) for residential developments is chargeable and the responsibility for these charges rests with the applicant/developer. The cost is based on a variable rate per property depending on the property size and number of bedrooms but as an indication, the present charge for a suite of three 240l recycling bins and one 240l refuse bin is £144 per residence. Please contact environmental.management@rochdale.gov.uk for a quotation for your development.

This decision notice is to be read alongside that issued with enabling works planning permission 19/01160/FUL and all conditions that were imposed on all previous applications and amendments, with the exception of those conditions which are explicitly varied in accordance with the provisions of this decision or which have been explicitly varied by way of other S96A non-material amendments.