



PLANNING AND DEVELOPMENT

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Date: 9 July 2024

Laura Mackey
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CH4 0DH
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Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	24/00106/DOC
Application Type:	Approval of detail reserved by condition
Proposal:	Submission of details to comply with condition 3 (highways) on planning permission 22/00485/FUL
Location:	Various locations within Littleborough between grid references SD94591799 at Grove Lodge and SD93991632 at Ealees Brook.

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 No construction shall take place on the highway bellmouth for the permanent access from Todmorden Road to 'Gale West' until a detailed drawing of the junction arrangements for the permanent access onto Todmorden Road has been submitted to and approved in writing by the Local Planning Authority. The development thereafter shall be implemented in strict accordance with the approved details.

Reason: To minimise detrimental effects to the neighbouring amenities, the amenities of the area in general, detriment to the natural environment through the risks of pollution and dangers to highway safety, during the construction phase in accordance with Policies DM1, T2, G8 and G9 of the adopted Rochdale Core Strategy and the National Planning Policy Framework.

Decision:

The Gale Storage Reservoir A6033 Todmorden Road Section 278 Access Arrangements Plan (prepared by Jacobs ref: IMNW000100-JAC-IR-4C0-DR-C-1040) is approved. To comply with the requirements of this condition, the development shall not be carried out otherwise than in accordance with the approved Plan without the prior written permission of the Local Planning Authority

Yours faithfully,
Melanie Hale
Head of Planning Services