



PLANNING AND DEVELOPMENT

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Date: 1 March 2024

Mr Lee Fulcher
DPP
SPACES Deansgate
125 Deansgate
Manchester
M3 2BY

Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	24/00072/DOC
Application Type:	Approval of detail reserved by condition
Proposal:	Submission of details to comply with conditions 4 (trees) and 7 (fencing details) on planning permission 23/00788/FUL
Location:	Land Opposite Newhouse Academy, Newhouse Road, Heywood, OL10 2NT

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

Conditions and Reasons:

- 4 *Prior to the commencement of the development hereby approved (including all preparatory work), a scheme for the protection of the retained trees, in accordance with BS 5837:2012, including a tree protection plan(s) (TPP), shall be submitted to and approved in writing by the Local Planning Authority.*

As part of the scheme a specification for protective fencing to safeguard trees during construction phases and a plan indicating the alignment of the protective fencing should be provided.

The construction of the development should be carried out in accordance with approved tree protection details.

Reason: In order to ensure that appropriate protection is given to trees of amenity value adjacent to the site in accordance with G6 of Rochdale Adopted Core Strategy.

Reason for pre commencement condition: The trees must be protected before any works are carried out.

The submitted tree protection details are approved.

For the avoidance of doubt, the approved details are as indicated on drawing SRP1019-DEP-ZZ-00-DR-L-9005 rev P01 - CONTRACTOR CAR TREE PROTECTION.

- 7 *Prior to its installation, full details of the proposed fencing shall be submitted to and approved in writing by the Local Planning Authority. The fencing shall be installed in accordance with the approved details.*

Reason: To ensure the fencing is of an appropriate design and to comply with Policy DM1 of the adopted Rochdale Core Strategy and the National Planning Policy Framework.

The submitted fencing details are approved. For the avoidance of doubt, the approved details are as indicated on/in:

- SRP1019-DEP-ZZ-00-DR-L-9004 Rev P02 - PROPOSED SITE PLAN
CONTRACTOR CAR PARK PLAN
- Heras Mobile Fencing and Security brochure - Premium Anti-Climb Round Top Smartweld Panel

Yours faithfully,

Melanie Hale
Head of Planning Services