



ECONOMY & PLACE DIRECTORATE

PLANNING AND DEVELOPMENT

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FRANK SMITH
JAMES CAMPBELL ASSOCIATES LTD
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173 ROCHDALE RD
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Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION	
Application No:	23/01312/DOC
Application	Approval of detail reserved by condition
Type:	
Proposal:	Submission of details to comply with condition 9 (access road) on planning permission 21/00746/FUL
Location:	Land At 4 Buxton Street, Heywood, Rochdale, OL10 1BS

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

Conditions and Reasons:

- 9 No above ground works shall take place until full details of vehicular access on to the adjacent adopted highway, including construction level drawings showing the levels, drainage strategy, lighting and materials (as necessary) of the access road shall be submitted to and approved in writing by the Local Planning Authority. The vehicular access road shall be completed in accordance with the approved details

Reason: In the interest of highway safety and the free flow of traffic and satisfactory drainage of the site and in accordance with Policies G8, T2 and DM1 of the adopted Rochdale Core Strategy and the National Planning Policy Framework.

Officer Response: The details submitted in, 'TJ Booth Associates Drainage Plan and Details' in relation to Condition 9 are approved. The vehicular access road shall be carried out in accordance with the approved details.

Yours faithfully,

Melanie Hale
Head of Planning Services