

Town and Country Planning Act 1990 (as amended)

NON MATERIAL AMENDMENT TO EXISTING PLANNING PERMISSION

APPLICATION REFERENCE: 25/00198/ANM

Name and address for correspondence:	Applicant name:
Mr Ashley Senior Whitebox Architecture Ltd Suite 9 25 King Street Knutsford WA16 6DW	R Jones

Part 1 - Particulars of Application

Date of Application: 25 March 2025

Proposal:	Non-material amendment of planning permission 22/01223/FUL for alterations to windows and doors
Location:	Land To The Rear Of 19-47 Kenyon Lane, , Middleton, ,

Part 2 Compliance with Conditions

It is YOUR responsibility to comply with planning conditions. The Council's Planning Enforcement Team is responsible for investigating alleged breaches of planning control. This includes ensuring that all relevant conditions have been complied with. Effective enforcement is important to:

- Tackle breaches of planning control which would otherwise have unacceptable impact on the amenity of the area
- maintain the integrity of the decision-making process;
- help ensure that public acceptance of the decision-making process is maintained.

Whilst the majority of developers/homeowners do comply with the requirements of planning permissions, there are a number who do not. Where any planning conditions are breached, the Council can take formal enforcement action without further notice. Enforcement action could include such measures as requiring remedial works, cessation of use, or complete demolition and can cause the developer/homeowner unnecessary expense, delay and frustration. In some cases, failure to comply with planning conditions can lead to the loss of the planning permission.

Part 3 - 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 permission relates to the following plans and documents:

Drawing No: 101 Rev E - Proposed Site Plan
Received 11th April 2025

Drawing No: 203 Rev D - Plots 1-4 Elevations - Page 1
Drawing No: 204 Rev E - Plots 1-4 Elevations - Page 2
Drawing No: 205 Rev D - Plots 5-8 Elevations - Page 1
Drawing No: 206 Rev E - Plots 5-8 Elevations- Page 2
Received 24th April 2025

The development shall be carried out in accordance with the approved plans and documents.

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.

Date Decision Issued 6 May 2025

Melanie Hale
Head of Planning Services

IMPORTANT

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

INFORMATIVE:

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

INFORMATIVE:

This decision notice is to be read alongside that issued with planning permission 22/01223/FUL. All conditions that were imposed on the previous planning permission remain with the exception of those amended by the listed non-material amendments.

For the avoidance of doubt the plans as approved do not include the materials shown on the plans. This matter is being dealt with under application 25/00380/DOC.