



Mr David Whalley
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Shires Road
Guiseley
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LS20 8EU
United Kingdom

Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	23/00540/DOC
Application	Approval of detail reserved by condition
Type:	
Proposal:	Submission of details to comply with condition 9 (ecology report) on planning permission 21/01146/FUL
Location:	Former Akzo Nobel Site, Off Hollingworth Road, Littleborough.

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 development shall take place, including any vegetation, earth moving or removal of hardstanding, until a badger survey to encompass the whole site plus a 30m buffer has been undertaken and the survey report submitted to and approved in writing by the Local Planning Authority. The survey shall provide details of any changes in site usage and the need for any additional mitigation or a licence. The development shall be carried out in full accordance with the approved details.

Reason: in the interest of species protection in accordance with the adopted Rochdale Core Strategy Policy G7 and the National Planning Policy Framework.

Reason for pre-commencement: No ground disturbance shall take place without this work taking place, in order to avoid potential harm to a protected species.

Decision: The following report is considered to be acceptable:

- **Update ecology assessment at Former Akzo Nobel Site, Hollingworth Road, Littleborough; Dated: 04/05/2023; and by Dermot McKee (Envance Ltd).**

Yours faithfully,

Daniela Ripa
Interim Head of Planning Services