

Town and Country Planning Act 1990 (as amended)

PLANNING PERMISSION GRANTED

APPLICATION REFERENCE: 24/00704/VRCON

Name and address for correspondence:	Applicant name:
Mr Graham Adcock Adcock Associates Elta House Birmingham Road Stratford upon Avon CV37 0AQ	Motor Fuel Group Ltd

Part I - Particulars of Application

Date of Application: 10 September 2024

Proposal:	Application to vary condition 3 of planning permission 98/D35373 (Petrol filling station with associated jet wash facility - revised proposal D33353) to extend the opening hours to between 6.00 hours and 23.00 hours and at no other times, no illumination of the forecourt or the site facilities shall take place other than between the hours of 06.00 and 23.00 hours and no fuel deliveries shall take place other than between the hours of 08.00 and 23.00 hours.
Location:	Petrol Filling Station, Wm Morrison Supermarkets Plc, Dawson Street, Heywood, OL10 4PU,

Part II - 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 planning permission has been **GRANTED SUBJECT TO CONDITIONS** for the carrying out of the development referred to in Part I above.

The Council hereby permits the above development in accordance with the details given on the application form and submitted plans subject to the following condition(s):

Conditions and Reasons:

- 1 The facilities hereby approved shall only be available for use between 06.00 hours and 23.00 hours and at no other times. No illumination of the forecourt or the site facilities shall take place other than between the hours of 06.00 and 23.00 hours and no fuel deliveries shall take place other than between the hours of 08.00 and 23.00 hours.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, JP-P1 of the Places for Everyone Joint Development Plan, and the National Planning Policy Framework.

- 2 Noise from equipment used in connection with any of the buildings hereby approved, including the operation of the car and jet washes, shall not exceed 50 dBA expressed as a 5 minute Leq when measured at a distance 1 metre in front of any noise sensitive premises.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, JP-P1 of the Places for Everyone Joint Development Plan, and the National Planning Policy Framework.

- 3 The Tannoy system shall not be used between the hours of 06:00-08:00 on any day.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, JP-P1 of the Places for Everyone Joint Development Plan, and the National Planning Policy Framework.

- 4 The development shall not receive deliveries of fuel between the hours of 06:00-08:00 on any day.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, JP-P1 of the Places for Everyone Joint Development Plan, and the National Planning Policy Framework.

- 5 Jet washing, car valeting and or Hoovering shall not be operational within the hours of 06:00-08:00 on any day.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, JP-P1 of the Places for Everyone Joint Development Plan, and the National Planning Policy Framework.

Statement under Article 31(1)(cc) of the Town and Country Planning (Development Management Procedure) (England) Order 2010 (as amended):

Date Decision Issued 4 November 2024

Melanie Hale
Head of Planning Services

IMPORTANT

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE. YOUR ATTENTION IS DRAWN TO THE ATTACHED NOTES.

INFORMATIVE:

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

This decision relates to the following plans:

- Location plan: PA01b
- Noise Impact Assessment (Infinity Acoustics, A165MF)