



Town and Country Planning Act 1990 (as amended)
Town and Country Planning (Permission in Principle) (Amendment) Order 2017

APPLICATION FOR PERMISSION IN PRINCIPLE

APPLICATION REFERENCE: 24/01193/PIP

Name and address for correspondence:	Applicant name:
Ian Wareham IW Design Services 12 Egerton Drive Hale WA15 8EF	Mr Omar Yasin

Part I - Particulars of Application

Date of Application: 4 December 2024

Proposal:	Permission in Principle for the erection of 5 Dwellings
Location:	West Street Baptist Church, Buckley Street, Rochdale, OL16 2EL,

Part II - Particulars of decision

The Rochdale Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 (as amended) that, following consideration of the application in respect of the proposal outlined above, it was resolved to **Grant Permission in Principle**.

INFORMATIVES

The applicant's attention is drawn to the comments received on the application from the various consultees which may contain advice relating to the expected level of detail to be submitted alongside an application for Technical Details Consent. These comments can be provided upon request.

The applicant's attention is also drawn to the Council's Validation Checklist, which is available online, but the Local Planning Authority would expect the following documents as a minimum to be submitted with any application for Technical Details Consent:

- o Location Plan at a 1:1250 or 1:2500 scale
- o Existing and Proposed Site Plans at 1:200 or 1:500 scale
- o Proposed Elevation Drawings at 1:50 or 1:100 scale
- o Proposed Floor Plan Drawings at 1:50 or 1:100 scale
- o Street Scene and Section Drawings
- o Topographical Survey
- o Design and Access Statement
- o Biodiversity Net Gain Statement
- o Preliminary Ecology Appraisal and accompanying surveys
- o Phase 1 Site Investigation
- o Heritage Statement
- o Noise Impact Assessment

- o Planning Statement / Supporting Statement/Letter
- o Tree Survey and Arboricultural Impact Assessment
- o Drainage Strategy
- o Proposed Hard and Soft Landscaping Plan
- o Boundary Treatment Plan
- o Servicing Plan (for domestic waste/refuse collection)
- o Archaeological Survey

Date Decision Issued 8 January 2025

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.