



FOR ASSISTANCE IN COMPLETING THIS FORM CONTACT

Economy and Environment
Planning Service
Number One Riverside
Smith St
Rochdale
OL16 1XU

Phone : 01706 924305

EMAIL : development.control@rochdale.gov.uk

WEB : www.rochdale.gov.uk

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Pack Horse Inn

Address Line 1

Birtle Road

Address Line 2

Address Line 3

Rochdale

Town/city

Heywood

Postcode

BL9 6UR

Description of site location must be completed if postcode is not known:

Easting (x)

383595

Northing (y)

412528

Description

Applicant Details

Name/Company

Title

Mr

First name

D

Surname

Caulfield

Company Name

JW Lees & Co (Brewers) Ltd

Address

Address line 1

Greengate Brewery

Address line 2

Middleton Junction

Address line 3

Town/City

Manchester

County

Country

Postcode

M24 2AX

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

David

Surname

Lowe

Company Name

Fusion By Design

Address

Address line 1

The Pattern Room, 23 Sandsgate

Address line 2

Sunnybank Mills

Address line 3

Farsley

Town/City

Leeds

County

Country

Postcode

LS28 5UJ

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Alterations to south facing elevation from 3 windows to 1 replacement window and installation of 2 bi-folding windows, including the formation of new raised patio/seating area and horse park enclosed with gabion walls

Reference number

23/00261/FUL

Date of decision (date must be pre-application submission)

20/07/2023

Please state the condition number(s) to which this application relates

Condition number(s)

3 & 4

Has the development already started?

☐ Yes

☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☐ Yes

☒ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Condition 3 - Samples of the proposed stone cladding to the face of the patio steps / patio walls & patio flags are available for inspection at The Pack Horse Inn

Condition 4 - Details of the proposed replacement tree planting are shown on drawing number 4002-PL02B.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

David Lowe

Date

28/07/2023