



PLANNING AND DEVELOPMENT

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Date: 8 October 2025

Miss Lucy Furber
Iceni Projects
This Is The Space
68 Quay Street
Manchester
Manchester
M3 3EJ
United Kingdom

Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	25/00858/DOC
Application Type:	Approval of detail reserved by condition
Proposal:	Application to fully discharge Condition 15 (Access Arrangements) of planning permission 23/00852/PSID
Location:	Heywood Sports Village , West Starkey Street, Heywood, Rochdale, OL10 4TW

Your application for approval of details reserved by condition(s) has been dealt with and the details are set out below:-

Conditions and Reasons:

- 15 No above ground works shall commence until a junction arrangement plan for the entrance to be created from West Starkey Street and details of the internal surface roads are submitted to and approved in writing by the Local Planning Authority and the Local Highway Authority.

Prior to occupation of any part of the development hereby approved, a verification report confirming the implementation of the junction arrangement and surface roads shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure satisfactory and safe access to the site in the interests of highways safety in accordance with Core Strategy Policy T2 and NPPF.

Decision: The submitted document "West Starky Street - S278 Verification Report" dated 8th August 2025 is accepted. For the avoidance of doubt the requirements of the condition have been fulfilled.

Yours faithfully,

Melanie Hale
Head of Planning Services