



Town and Country Planning Act 1990 (as amended)

NON MATERIAL AMENDMENT TO EXISTING PLANNING PERMISSION

APPLICATION REFERENCE: 23/00370/ANM

Name and address for correspondence:	Applicant name:
Mr Thomas O'Kane P4 Planning Limited 14a Little Lever Street Manchester M1 1HR United Kingdom	Mr Marc Studholme

Part I - Particulars of Application

Date of Application: 13 April 2023

Proposal:	Application for non-material amendment to planning permission 21/01665/FUL relating to the color of the cladding on the northern elevation
Location:	Storage World, Old Hall Street, Middleton, M24 1AG

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 the revised details listed in Part I above have been approved as a non-material amendment to the existing planning permission.

The Council hereby GRANTS the above development in accordance with the revised details as stated on the application form subject to the following conditions and reasons:

Conditions and Reasons:

- 1 This decision relates to the following plans:-
 - o MH1313-100 - Site Location Plan
 - o MH1313-105/E - Proposed Site Plan
 - o MH1313-106/C - Proposed Floor Plans
 - o MH1313-107/D - Proposed Elevations

and the development shall be carried out in complete accordance with these drawings hereby approved.

Reason: For the avoidance of doubt and to ensure a satisfactory standard of development in accordance with the policies contained within the adopted Rochdale Core Strategy, the saved Rochdale Unitary Development Plan and the National Planning Policy Framework.

- 2 The development hereby approved shall be carried out in accordance with the details of materials as set out on the plan MH1313 Rev.C - Proposed External Building Materials and retained and maintained as such thereafter.

Reason: In the interests of preserving the character of the Middleton Town Centre Conservation Area and the setting of adjacent Non-Designated Heritage Assets, and in the interest of visual amenity and in compliance with policies P3 and DM1 of the adopted Rochdale Core Strategy and the National Planning Policy Framework.

Date Decision Issued 11 May 2023

Daniela Ripa
Interim Head of Planning Services

IMPORTANT

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE.

This decision notice is to be read alongside that issued with planning permission 21/01665/FUL and all conditions that were imposed on all previous applications and amendments, with the exception of those conditions which are explicitly varied in accordance with the provisions of this decision or which have been explicitly varied by way of other S96A non-material amendments.

INFORMATIVE:

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