



PLANNING AND DEVELOPMENT

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Our ref: 25/00057/DOC
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Date: 20 March 2025

Harry Spawton
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1 Marsden Street
Manchester
M2 1HW

Dear Sir/Madam,

DETERMINATION ON APPROVAL OF DETAILS REQUIRED BY A CONDITION

Application No:	25/00057/DOC
Application Type:	Approval of detail reserved by condition
Proposal:	Submission of details to comply with condition 7 (drainage) on planning permission 22/01410/FUL
Location:	Department Of Work And Pensions Dcs Distribution Centre, Manchester Road, Heywood, OL10 2PZ,

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

Conditions and Reasons:

- 7 Construction of the development hereby permitted shall not commence until a finalised drainage scheme informed by the Flood Risk Assessment and Drainage Strategy ref. 21194-BGL-XX-XX-RP-D-00001 Version 7 dated June 2023 has been submitted to and approved in writing by the Local Planning Authority. The approved scheme shall be fully implemented and operational prior to the first occupation of the development, and shall thereafter be maintained in a fully functional state.

Officer Notes:

The following information has been provided:

- **Covering letter dated 21 January 2025;**
- **Document number 21194-BGL-XX-XX-TN-X-00006 rev P02 dated 15.01.2025, titled 'Discharge of Surface Water Conditions'.**

The above document 21194-BGL-XX-XX-TN-X-00006 rev P02 confirms that the site will drain in accordance with the approved FRA and Drainage Strategy (June 2023) and includes the finalised drainage layouts (sheets 1 to 3 - Drawings 21194-BGL-XX-XX-C-DR-01210, 01211 and 01212, Rev 003- Dated 15/01/25) together with supporting hydraulic calculations.

United Utilities and the LLFA have been consulted on the application and the submitted documentation is approved. The approved scheme shall be fully implemented and operational prior to the first occupation of the development, and shall thereafter be maintained in a fully functional state.

Yours faithfully,

Melanie Hale
Head of Planning Services