



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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mrs

First name

Joanne

Surname

Bentley

Company Name

Hopwood Hall College

Address

Address line 1

Hopwood Hall College, Middleton Campus, Rochdale Road

Address line 2

Address line 3

Town/City

Middleton

County

Country

Postcode

M24 6XH

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

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

Demolition of existing structures and erection of polytunnel, flamingo shelter, meerkat building, cattery and 4no. field shelters as well as extension and alteration of existing barn and teaching buildings to provide additional teaching and animal facilities associated with the existing animal management teaching provision (part retrospective)

Reference number

24/00130/FUL

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

18/06/2024

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

Condition number(s)

Condition 7 - Prior to the commencement of development, including demolition works, a Reasonable Avoidance Measures Method Statement for mammals and amphibians shall be submitted to and approved in writing by the Local Planning Authority. The development shall be undertaken in full accordance with the approved Method Statement.

Reason: To ensure the appropriate protection of mammals and amphibians at the site and to accord with policy G7 of the adopted Rochdale Core Strategy, JP-G8 of Places for Everyone and the National Planning Policy Framework.

Reason for pre-commencement condition: It is important to identify species prior to any ground and demolition works which may impact their habitat.

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

1697A-PEA-V1-B - Preliminary Ecological Appraisal

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

***** REDACTED *****

Surname

***** REDACTED *****

Reference

RE: Planning application 24/00130/FUL

Date (must be pre-application submission)

24/06/2024

Details of the pre-application advice received

From: David Dutton david.dutton@tameside.gov.uk
Sent: Monday, June 24 2024 3:57 PM
To: Zoe Hobson zoe.hobson@sevenarchitecture.co.uk
Cc: Rachel Carney Rachel.Carney@Rochdale.Gov.UK 'tim.perry@appleyardandtrew.co.uk' tim.perry@appleyardandtrew.co.uk
Subject: RE: Planning application 24/00130/FUL Middleton Campus

Hi Zoe

Having read through my response and the PEA, I am satisfied that the measures within the PEA are adequate. I am happy for the condition to be varied/discharged

David Dutton
Ecologist
Planning
Investment, Development and Housing
Place

Tameside MBC | Twitter | Facebook | Instagram | LinkedIn
Dukinfield Town Hall | King Street | Dukinfield | Tameside | SK16 4LA

Tel. 0161 342 2895
Mobile. 07583961784

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

Ian Chapman

Date

27/06/2024