



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)

389935

413601

Description

Land Bounded by John Street, New Baillie Street, Penn Street and rear of properties fronting Yorkshire Street, Rochdale

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

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

Richard

Surname

Purser

Company Name

Plan Red Ltd

Address

Address line 1

Floor 11

Address line 2

3 Piccadilly Place

Address line 3

Town/City

Manchester

County

Country

Postcode

M1 3BN

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

Detailed planning application for erection of four buildings to provide office/commercial use (Use Class E), hotel use (Use Class C1) and residential use (Use Class C3, 238 apartments) together with associated parking, servicing and common areas, ancillary uses, public space, landscaping and infrastructure

Reference number

20/01529/FUL

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

13/04/2021

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

Condition number(s)

19 (parking provision)
23 (external lighting)
28 (pedestrian signage)

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

01/07/2021

Has the development been completed?

☐ Yes

☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- ☒ Yes
☐ No

If Yes, please indicate which part of the condition your application relates to

Condition 23 in part for Phase 1 (Blocks 2, 3 and 4)
Condition 28 in part for Phase 1 (Blocks 2, 3 and 4)

Discharge of Conditions

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

Cover letter 3 July 2023
C19 Parking Provision detail
C23 Drawing: RR2-AME-B2-00-DR-E-63009 Rev C04 External Lighting Elevations
C23 Landlord External Lighting – Technical Submittal RR2-AME-XX-XX-TS-E-0006 Rev C01, 10.2.23
C23 Drawing RR2-AME-B3-ZZ-DR-E-63001 Rev AF B3 Lower Ground & Level 00 Lighting Layout
C23 Drawing RR2-AME-B4-00-DR-E-63001 Rev AF B4 Level 00 Lighting Layout
C23 Landlord External Lighting – Technical Submittal RR2-AME-XX-XX-TS-E-0006 Rev P02, 18.8.22
C28 SP65305 Upperbanks Public Realm Signage (drawing pack Items 1 to 5)

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

Declaration

I / We hereby apply for Approval of details reserved by a condition (discharge) as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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

Richard Purser

Date

03/07/2023