

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)**Approval of details reserved by condition-Approve**

APPLICATION REFERENCE: OTH/2026/0389

Applicant Mr Brodie Ingoe Higher Fields Farm Moss Hall Road Heywood Rochdale OL10 2RE	Agent Mrs Sheila Kean Campbell House 173 Rochdale Road Firgrove Milnrow Rochdale OL16 3BN
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Part I - Particulars of Application

Proposal: Submission of details to comply with condition 7 (Verification Report) of prior approval 25/01096/PRA56

Location: KEN MILLS ENGINEERING CO, NEW STREET, ROCHDALE, OL12 6NS

Valid On: 29 April 2026

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

Condition(s) (1)

- 7 The development hereby approved shall be constructed in accordance with the noise mitigation measures set out within the submitted Noise Impact Assessment by Soundscape dated 23rd January 2025. No part of the development shall be occupied until such time as a verification report has been submitted to and approved in writing by the Local Planning Authority to confirm that the approved ventilation and acoustic measures have been implemented to achieve the required maximum noise levels. The noise attenuation measures shall be retained as installed thereafter.

Reason: To safeguard the amenities of residents in order to comply with the requirements of Policies G9 and DM1 of the adopted Rochdale Core Strategy, Policy JP-P1 of the adopted Places for Everyone Joint Development Plan and the National Planning Policy Framework.

Officer Response: The Verification Report by ANC Soundscape, Date: 28th April 2026, received by the Local Planning Authority on 29th April 2026 and the Pre-completion Sound Insulation Testing by Amber Acoustics, Test Date: 28/01/2026, Report Compilation Date: 01/02/2026, Report Ref: 100866, Version: 1.0, received by the Local Planning Authority on 11th May 2026, have been reviewed and are considered acceptable. The requirements of this condition have therefore been satisfied.

Date of Decision: 15/05/2026

Melanie Hale
Head of Planning

IMPORTANT

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE. YOUR ATTENTION IS DRAWN TO THE ATTACHED NOTES.

INFORMATIVE:

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