

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

APPLICATION REFERENCE: OTH/2026/0476

Applicant Mr Alan Reid Richard Fairclough House Knutsford Road Warrington WA4 1HT	Agent Ms Ling Chan Well House Barns Bretton Chester CH4 0DH
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Part I - Particulars of Application

Proposal: Submission of details to comply with condition 22 (materials) on planning permission 22/00485/FUL

Location: Shottwood Fold, Various Locations Within Littleborough

Valid On: 26 May 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)

- 22 Notwithstanding any description of materials in the application no above ground construction works shall take place until samples and / or full specification of materials to be used externally on the linear flood defences have been submitted to and approved in writing by the Local Planning Authority. Such details shall include the type, colour and texture of the materials. Development shall be carried out in accordance with the approved details.

Officer Comments: The submitted details of materials to be used on flood defence walls at Shottwood Fold, set out in the note numbered IMNW000100-JAC-ZZ-4B0-RP-PL-0222 and titled Discharge of Condition 22: Materials Samples are acceptable and approved. For the avoidance of doubt the approved materials are as follows:

- Ketley Class A Staffordshire Smooth Engineering Brick, red
- Forticrete Cast Stone Dressings Q11, Portland colour

- Weinerberger Plinth Stretcher (PL3.2), red

This approval is limited to the use of materials at Shottwood Fold and all other external materials to be used on approved linear flood defences must be approved prior to their use in fully order to discharge the requirements of condition 22.

Date of Decision: 06/07/2026

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.