

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

APPLICATION REFERENCE: OTH/2026/0632

Applicant

Mr Tom Loomes
1 Campion Park
London Road
Holmes Chapel
Cheshire
CW4 8AX

Part I - Particulars of Application

Proposal: Submission of details to comply with condition 33 (bat survey) on planning permission 24/00581/HYBR
Location: Land to West of Hollingworth Road, Littleborough
Valid On: 14 July 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)

- 33 No demolition of the farmhouse and adjoining barn on the Hollingworth Road plot (identified in the submitted bat survey as building B1 and as having high bat-roosting potential) should commence until the Local Planning Authority has been provided with an appropriate bat Licence issued by Natural England pursuant to the Conservation of Habitats and Species Regulations 2017 (as amended).

Reason: As evidence of bat roosting has been found in these buildings proposed to be demolished, in the interest of avoiding harm to protected species in accordance with policy G7 of the adopted Rochdale Core Strategy and policy JP-G8 of the adopted Places for Everyone Joint Development Plan

Officer Comments: The details of bat licencing (comprising the submitted email from Natural England to Dunham Ecology dated 2nd June) is acknowledged. The requirement of condition 33 has therefore been satisfied.

Date of Decision: 27/08/2026

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.