

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

APPLICATION REFERENCE: 23/00110/DOC

Applicant Mr Mark Platt (Rochdale Borough Council) Floor 2, Number One Riverside Smith Street Rochdale OL161XU	Agent Mrs Sam Gill (Seven Architecture) 1.3 Waulk Mill 51 Bengal Street Manchester M4 6LN
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Part I - Particulars of Application

Proposal: Submission of details to comply with condition 3 (floor boards) and 7 (softwood joists) on planning permission 22/00656/LBC

Location: Hopwood Hall College, Middleton Campus Rochdale Road Middleton Rochdale M24 6XH

Valid On: 1 February 2023

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

Condition(s) (2)

- 3 Prior to any works to reinstate any floor boards in the West Wing, a scheme for the retention and reuse of the existing structurally sound floor boards shall be submitted to and approved in writing by the local planning authority. The reinstatement of the floor boards shall be carried out in accordance with this approved scheme. Reason: To ensure that special regard is paid to protecting the special architectural and historic interest and integrity of the building under Section 16 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Decision: The condition is partially discharged, Details of the storage of the floorboards as detailed in the email dated 10/09/2026 is acceptable. To fully discharge the condition, a scheme for the reuse of the floorboards will be required.

- 7 All new floor joists and floor boards shall be softwood to match the existing. Reason: To ensure that special regard is paid to protecting the special

architectural and historic interest and integrity of the building under Section 16 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Decision: This is a compliance condition which does not need to be discharged.

Date of Decision: 17/09/2026

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.