

Minutes of the Meeting of the Planning Committee of Saddleworth Parish Council  
Held at the Civic Hall, Lee Street, Uppermill on **Monday 3<sup>rd</sup> March 2008**

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**There were present:** Mr. R. Birse – Chairman  
Mr. M. Buckley – Vice Chairman

Cllrs: Mr. P.W. Bagley Mr. J. Hudson  
Mrs. B. Beeley Mr. K. Hulme  
Mr. K. Begley Mrs. P. Lord  
Mr. B. Cullen Mr. B. Lord  
Mr. P. Davenport Mrs. A. McInnes  
Mr. D. Heffernan Mrs. A. Parry  
Mrs. D. Shaw

Apologies Cllrs. Dr. D. Atherton, Mrs. M. Bingley, Mr. R. Franklin, Mr. A. Hodgkiss

Ref:	Applicant	Location
PA/054509	Mr. R. Skeldon	6 King Street, Delph Change of use from shop with living accommodation to dwelling house
	<b>Recommendation APPROVAL</b>	<b>Subject to Velux rooflights being moved from King St elevation to rear of property. No elevational changes to the building</b>
PA/054565	Bardsley Constructions Ltd	Land off Oak View Road, Greenfield Erection of detached building to provide bat roost
	<b>Recommendation APPROVAL</b>	<b>Careful consideration should be given to carrying out the full set of recommendations in the Ecology report accompanying the application.</b>
HH/054498	Mr. G. Molden	110 High Street, Uppermill Rear dormer extension
	<b>Recommendation APPROVAL</b>	<b>Subject to changes in size, design and materials in keeping with the building</b>
HH/054537	Mr. W. Gatley	24 Oldham Road, Uppermill Rear dormer extension
	<b>Recommendation APPROVAL</b>	<b>Subject to changes in size, design and materials in keeping with the building</b>

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LB/054452 Mr. M.Bowker

Heights Farm, Heights Lane, Delph  
Conversion of attached barns into additional living accommodation

Erection of single storey extension forming garage, games room and new entrance hallway following demolition of existing stables and garage

**Recommendation : APPROVAL**

**However there are serious reservations about the fenestration of the Barn. It is historically incorrect to insert a barn door where there appears to have never been one. Also the proposed row of Mullioned windows are historically and architecturally incorrect in a Barn of this type. The alterations as proposed substantially alter the character of the building. The alterations at the back are generally supported however the gabled entrance door is not in character.**

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PA/054445 Mr. M., Bowker

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PA/053837 LDL Leisure

Clough Manor (formerly La Pergola) Rochdale Road  
Denshaw

Single storey extension forming commercial kitchen and staff facilities following demolition of existing kitchen

**Recommendation APPROVAL**

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HH/054367 Ms. A. Bradley

12 Kenworthy Gardens, Uppermill  
Rear conservatory

**Recommendation APPROVAL**

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PA/054427 Mr. Hughes

Dog & Partridge, 187 Oldham Road, Springhead  
Erection of two temporary marquees

**Recommendation REFUSAL**

**Detrimental to visual amenity**

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PA/054439 Essence of Asia

792-794 Huddersfield Road Austerlands  
Provision of external extractor fan to side elevation  
encased in new 'chimney structure'

**Recommendation APPROVAL**

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HH/054483 Mr. R. Shepley

1 David's Lane, Springhead  
First floor front extension forming bedroom  
Erection of one front dormer extension  
Detached garage

**Recommendation APPROVAL**

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PA/054493 Mr. John Whitehead

Barn adjacent to Dale Farm, 14 Dale Lane, Delph  
Conversion of existing barn and workshop to dwelling  
house to form self-contained residential unit as annex  
to main dwelling (re-submission of PA/54231/07)

**Recommendation : REFUSAL**

**The alterations to the existing building are far to excessive and severe. Conversions of this kind should respect and retain the character of the original building. The dormer windows and proposed mullins are out of character and the multiple additions and alterations are excess and fussy in detail.**

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PA/054494 Oldham Community  
Leisure Trust

Saddleworth Swimming Pool, Station Lane, Uppermill  
Erection of single storey extension for front and side of  
existing building to create new reception area, dance  
studio, fitness suite, health spa and storage facilities,  
plus creation of additional area of car parking

**Recommendation APPROVAL**

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AG/054496 Mr. J.L. Tetlow

Intake Farm Standedge Green, Diggle  
Erection of timber storage shed for agricultural  
equipment

**Recommendation APPROVAL**

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HH/054500 Mr. Jackson

14 St. Annes Crescent, Grasscroft  
Single storey side and rear extension forming garage  
and kitchen

**Recommendation APPROVAL**

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HH/054502 Mr. Travis

18 St. Annes Crescent, Grasscroft  
Two storey side extension forming lounge, study,  
shower room and bedroom with en-suite bathroom

**Recommendation APPROVAL**

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HH/054504 Mr. S. Farfoull

23 Astbury Close, Springhead  
First floor side extension forming bedroom with en-suite  
bathroom

**Recommendation APPROVAL**

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PA/054518 Mr. &Mrs. Whittaker

Millcroft Farm, Millcroft Lane, Delph  
Change of use of farm building to dwelling house  
(Re-submission of PA/051966/06)

**Recommendation APPROVAL**

**Subject to changes in fenestration**

HH/054523	Mr. D. Nuttall and Mrs S. Healey	48 Clough Lane, Grasscroft Single storey rear extension forming kitchen and conservatory (Re-submission of HH/053560/07)
<b>Recommendation INVALID APPLICATION</b>		
PA/054525	Mrs. N. Etchells	Dean Head Farm, Dean Head, Diggle Erection of stable block with tack room
<b>Recommendation APPROVAL</b>		
HH/054534	Mrs. V. Farrow	38 Belmont Avenue, Springhead Single storey rear extension forming utility room and rear conservatory <i>(Cllr. Heffernan declared a non-pecuniary interest)</i>
<b>Recommendation APPROVAL</b>		
HH/054538	Mr.&Mrs. A. Tetlow	10 Bankside Avenue, Uppermill Part single storey, part two storey rear extension forming kitchen, utility room and bedrooms, (Re-submission of HH./054095/07)
<b>Recommendation APPROVAL</b>		
HH/054546	Mr. D. Slater	24 Carr Lane, Greenfield Single storey rear extension forming kitchen ,living room, bedroom and bathroom
<b>Recommendation APPROVAL</b>		
HH/054556	Mr. D. Wint	19 Clydesdale Rise, Diggle Single storey rear extension forming study Single storey front extension forming utility room, First floor extension above existing garage forming bedroom with en-suite bathroom
<b>Recommendation APPROVAL</b>		
HH/054582	Mr. P. Buckley	21 Clifton Holm, Delph Re-submission of HH/054208/07 for part single storey/part two storey side and rear extension forming kitchen, dining room utility room, bedroom and bathroom
<b>Recommendation APPROVAL</b>		
HH/054590	Mr. M Daniel	5 Ammons Way, Delph First floor extension above existing single storey extension forming bedroom with en-suite bathroom
<b>Recommendation APPROVAL</b>		
HH/054597	Mr. G Redfern	36 Old Kiln Lane, Grotton Two storey side and rear extension forming garage, kitchen and three additional bedrooms with en-suite bathrooms <i>(Cllr. Heffernan abstained)</i>
<b>Recommendation APPROVAL</b>		

HH/054603 Mr.&Mrs. Garner

35 Armit Road Greenfield  
Extension to front elevation forming garage, kitchen and hallway  
Construction of two side extensions forming ingle nooks

**Recommendation APPROVAL**

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HH/054606 Mr. A. Tither

14 Rhodes Avenue, Uppermill  
Increase and extension of roof height forming loft space

**Recommendation APPROVAL**

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PA/054610 Mr. M. Pike

Land rear of Brookside Avenue, Grotton  
Erection of one detached dwelling

**Recommendation REFUSAL**

**Poor layout and cramped form of development**

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HH/054611 Mr. & Mrs. Spur

Old Hey Farm, Millcroft Lane, Delph  
Proposed extensions and alterations

**Recommendation REFUSAL**

**The proposed windows in the gable end are completely out of character**

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HH/054630 Mr. S. Widdall

29 Delph Lane, Delph  
Proposed dormer extensions and alterations

**Recommendation INVALID APPLICATION**

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### **Ladhill Bridge, Greenfield**

Application PA/053800/07 – it was agreed that the Clerk should write to the Planning Department requesting that the proposed changes to the listed building Ladhill Bridge are presented to this committee for consideration and comment,.