

PLANNING COMMITTEE
21/09/2022 at 6.00 pm



Present: Councillor Surjan (Vice-Chair, in the Chair)
Councillors Al-Hamdani, Hobin, F Hussain, Cosgrove, Islam,
Marland (Substitute), Nasheen and C. Phythian

Also in Attendance:

Peter Richards	Head of Planning
Alan Evans	Group Solicitor
Wendy Moorhouse	Principal Transport Officer
Kaidy McCann	Constitutional Services
Martyn Leigh	Development Management Team Leader
Laila Chowdhury	Constitutional Services

1 **APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillors Dean, H. Gloster, S. Hussain, Lancaster and Woodvine.

2 **URGENT BUSINESS**

There were no items of urgent business received.

3 **DECLARATIONS OF INTEREST**

Councillor Nasheen declared an other registerable interest at Item 8.

4 **PUBLIC QUESTION TIME**

There were no public questions received.

5 **MINUTES OF PREVIOUS MEETING**

RESOLVED that the minutes of the meeting held on 24th August 2022 be approved as a correct record.

6 **FUL/348818/22 - LAND SOUTH OF GREENSIDE WAY /
WEST OF GREENGATE, GREENGATE INDUSTRIAL
ESTATE, OLDHAM**

APPLICATION NUMBER: FUL/348818/22

APPLICANT: Gemshaw Ltd

PROPOSAL: Erection of two buildings with combined floorspace of 7,540m² GEA / 7,308m² GIA to be used in any combination of Use Class E(g)(i)(ii)(iii) (offices, research and development, light industrial), Use Class B2 (general industrial) and / or Use Class B8 (storage / distribution), with associated parking and refuse storage, to be accessed via a new access onto Greenside Way with associated hard and soft landscaping.

LOCATION: Land South of Greenside Way / West of Greengate, Greengate Industrial Estate, Oldham



Oldham
Council

It was MOVED by Councillor C Phythian and SECONDED by Councillor F Hussain that the application be APPROVED.

On being put to the vote, it was UNANIMOUSLY cast IN FAVOUR OF APPROVAL.

DECISION: That the application be GRANTED subject to the conditions as outlined in the report, the receipt of a section 106 unilateral undertaking for a contribution of £45,000 for offsite biodiversity net gain and the additional condition in regard to a travel plan. The Head of Planning be authorised to agree the wording of the additional condition in consultation with the Chair of Planning.

NOTES:

1. That the Applicant attended the meeting and addressed the Committee on this application.
2. In reaching its decision, the Committee took into consideration the information as set out in the Late List attached at Item 10.
3. Cllr Al-Hamdani did not participate or vote on this item as he was not present throughout the whole consideration of the item.

7 HOU/349347/22 - 49 HERON STREET, OLDHAM, OL8 4LP

APPLICATION NUMBER: HOU/349347/22

APPLICANT: Cllr Zahid Chauhan OBE

PROPOSAL: Part-retrospective application for alterations to the existing roof, insertion of rooflights and render.

LOCATION: 49 Heron Street, Oldham, OL8 4LP

It was MOVED by Councillor Surjan and SECONDED by Councillor Islam that the application be APPROVED.

On being put to the vote, it was UNANIMOUSLY cast IN FAVOUR OF APPROVAL.

DECISION: That the application be GRANTED subject to the conditions as outlined in the report.

8 HOU/349546/22 - 227 WINDSOR ROAD, OLDHAM, OL8 1AE

Councillor Nasheen declared an other registerable interest and took no part in the discussion or vote.

APPLICATION NUMBER: HOU/349546/22

APPLICANT: Mr Mohammed Sageer

PROPOSAL: First floor rear extension

LOCATION: 227 Windsor Road, Oldham, OL8 1AE

It was **MOVED** by Councillor F Hussain and **SECONDED** by Councillor Cosgrove that the application be **APPROVED**.

On being put to the vote, it was **UNANIMOUSLY** cast **IN FAVOUR OF APPROVAL**.

DECISION: That the application be **GRANTED** subject to the conditions as outlined in the report.

9

APPEALS UPDATE

RESOLVED that the Appeals Update be noted.

10

LATE LIST

RESOLVED that the information as contained in the Late List be noted.

The meeting started at 18.00pm and ended at 18.24pm