

Planning

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Will Hannah
Turley
1 New York Street
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Date: 9 February 2022

Dear Sir/Madam,

Application under Section 96a of the Town & Country Planning Act 1990 (as amended) for a Non-Material change to a planning permission

Application No: 132758/NMC/2022

Description: Non Material Amendment to planning permission 128905/FO/2020 to allow reduction in building footprint, reduction in parking spaces by 43 spaces and re-wording of condition 16 to amend the timescale for submission of details

Location: North Manchester Health Care Nhs Trust , Central Drive, Manchester, M8 5RL

I refer to your application for a non-material amendment to planning permission reference 128905/FO/2020.

The proposed seeks to to allow reduction in building footprint, reduction in parking spaces by 43 spaces and re-wording of condition 16 to amend the timescale for submission of details

Following an assessment of the details submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will not result in any significant material alterations to the planning approval

Therefore I can confirm that the proposed amendments are hereby **approved**.

It should be noted that this letter of consent does not supersede the decision notice attached to planning permission 128905/FO/2020. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 128905/FO/2020 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

2) The development hereby approved shall be carried out in accordance with the following additional drawings:

20200-AFL-MSCP-00-DR-A-2011 Rev. PO1, 20200-AFL-MSCP-01-DR-A-2012 Rev. PO1, 20200-AFL-MSCP-02-DR-A-2013 Rev. PO1, 20200-AFL-MSCP-RF-DR-A-2019 Rev. PO1, 20200-AFL-MSCP-ZZ-DR-A-2022 Rev. PO1 and 20200-AFL-MSCP-ZZ-DR-A-2023

Rev. PO1 stamped as received by the City Council, as Local Planning Authority, on the 24 January 2022

Reason - To ensure that the development is carried out in accordance with the approved plans. Pursuant to policies SP1 and DM1 of the Core Strategy.

16) Prior to any above ground works associated with the construction of the multi-storey car park and cycle hub, all material to be used on all external elevations of the multi-storey car park and cycle hub development shall be submitted for approval in writing by the City Council, as Local Planning Authority. This shall include the submission of samples (including a panel) and specifications of all materials to be used on all external elevations of the development along with jointing and fixing details, details of the drips to be used to prevent staining in, ventilation/air brick and a strategy for quality control management.

The approved materials shall then be implemented as part of the development.

Reason - To ensure that the appearance of the development is acceptable to the City Council as local planning authority in the interests of the visual amenity of the area within which the site is located, as specified in policies SP1 and DM1 of the Core Strategy

20) (a) Prior to the first use of the MSCP and cycle hub, the cycle spaces, as indicated on drawing DR-A-2011 REV P01 stamped as received by the City Council, as Local Planning Authority, on 24 January 2022 shall be implemented and retained and maintained in situ for as long as the development remains in use.

(b) The number of cycle spaces shall be reviewed annually as part of the travel plan requirements of condition 23 of this planning permission (commencing from the date of this permission). The survey shall be completed within 7 days of each annual review date and the results of the survey provided to the City Council within 7 days thereafter. Any additional cycle spaces identified as part of this review shall be implemented within two months of approval of the annual agreement.

Reason - To ensure there is sufficient cycles stand provision at the development and the residents in order to support modal shift measures and air quality pursuant to policies SP1, T1, T2, EN14 and DM1 of the Manchester Core Strategy (2012).

Should you wish to discuss the matter further, please contact Jennifer Atkinson using the details above.

Yours faithfully,



Julie Roscoe
Director of Planning, Building Control & Licensing