

Consultation list for appeal APP/B4215/X/22/3292416
Appeal at 209 Slade Lane, Manchester, M19 2AE

Councillor Dzidra Noor, C/o Member's Services, P O Box 532, Town Hall Extension,
Manchester M60 2LA

Councillor Basat Sheikh, C/o Member's Services, P O Box 532, Town Hall Extension,
Manchester M60 2LA

Councillor Zahid Hussain, C/o Member's Services, P O Box 532, Town Hall Extension,
Manchester M60 2LA

209 Slade Lane, Manchester, M19 2AE

92 Albert Road, Manchester, M19 2FU

Levenshulme Cricket And Lawn Tennis Club, Slade Lane, Manchester, M13 0QE

326 Slade Lane, Manchester, M19 2BY

269 Moseley Road, Manchester, M19 2LJ

267 Moseley Road, Manchester, M19 2LJ

332 Slade Lane, Manchester, M19 2BY

Flat 3, 330 Slade Lane, Manchester, M19 2BY

Flat 2, 330 Slade Lane, Manchester, M19 2BY

Flat 1, 330 Slade Lane, Manchester, M19 2BY

Flat 2, 320A Moseley Road, Manchester, M19 2LH

265A Moseley Road, Manchester, M19 2LJ

Flat 1, 320A Moseley Road, Manchester, M19 2LH

320 - 322 Moseley Road, Manchester, M19 2LH

265 Moseley Road, Manchester, M19 2LJ

Flat 1, 90 Albert Road, Manchester, M19 2AD

320A Moseley Road, Manchester, M19 2LH

Flat 4, 90 Albert Road, Manchester, M19 2AD

Flat 3, 90 Albert Road, Manchester, M19 2AD

Flat 2, 90 Albert Road, Manchester, M19 2AD

207 Slade Lane, Manchester, M19 2AE

205 Slade Lane, Manchester, M19 2AE

90A Albert Road, Manchester, M19 2AD

328 Slade Lane, Manchester, M19 2BY



Planning

Carl Glennon
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P O Box 532 Town Hall
Manchester M60 2LA

The Owner/Occupier

Date: 14 February 2022

Dear Sir/Madam,

Town & Country Planning Act 1990

Planning application reference: 129262/LE/2021

Planning Inspectorate reference: APP/B4215/X/22/3292416

Appellant's name: Madj Ltd

Development: Certificate of Existing Lawful Development for use of Property as a 12 bedroom House in Multiple Occupation

Location: 209 Slade Lane, Manchester, M19 2AE

Appeal start date: 14 February 2022

I am writing to inform you that an appeal has been made in respect of the above matter.

The appeal follows the refusal of the City Council to a certificate of lawfulness for the above-mentioned development. The reasons for refusing the certificate were as follows:

- 1) The applicant has failed to demonstrate on the balance of probability that the property was in use/occupation as a large scale HMO property (sui generis use) of the schedule to the Town and Country Planning (Use Classes) Order 1987 (as amended), for a continual period of 10 years (up to the date of the receipt of the CLEUD application on 1 February 2021).

The appeal is to be decided on the basis of an exchange of written statements by the parties under the procedure set out in the Town and Country Planning (Enforcement) (Written Representations Procedure) (England) Regulations 2002.

The purpose of this letter is to give you the opportunity of making your views known to the Inspector.

If you have already commented on the application, we will send a copy of your comments to the Planning Inspectorate and a copy to the Appellant. If you wish to make any additional or new comments or withdraw your comments, you can do so online using the Planning Casework Service at <https://acp.planninginspectorate.gov.uk/> or in writing directly to the Planning Inspectorate (enclosing three copies if possible) to the following address: The Planning Inspectorate, 3/21 Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN.

The Planning Inspectorate will not acknowledge your letter unless you specifically ask them to do so. They will however, ensure that your letter is passed on to the Inspector dealing with the appeal. Please ensure that any representations, which you wish to make on this appeal, are received by the Planning Inspectorate by the 28 March 2022,

otherwise there is a risk that your representations will not be considered. Please remember to quote the Planning Inspectorate reference number on all correspondence.

When made, the decision will be published online at <https://acp.planninginspectorate.gov.uk> and on the Council's website.

In the meantime, if you require any further information or wish to inspect Appeal documentation kindly contact Carl Glennon using the details above.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Julie Roscoe', written in a cursive style.

Julie Roscoe
Director of Planning, Building Control & Licensing