

Planning

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PO Box 532 Town Hall

Manchester M60 2LA

Application for approval of details reserved by condition.
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	
Suffix	
Property name	Outram House
Address line 1	Great Ancoats Street
Address line 2	
Address line 3	
Town/city	Manchester
Postcode	M4 7AA
Description of site location must be completed if postcode is not known:	
Easting (x)	385223
Northing (y)	398172
Description	

2. Applicant Details

Title	Mr
First name	Marcus
Surname	Bunting
Company name	Beech Design & Build
Address line 1	C/O agent
Address line 2	C/O agent
Address line 3	C/O agent
Town/city	C/O agent

2. Applicant Details

Country	
Postcode	C/O agent
Are you an agent acting on behalf of the applicant?	
☒ Yes ☐ No	
Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	Mr
First name	Ralph
Surname	Taylor
Company name	Paul Butler Associates
Address line 1	31 Blackfriars Road
Address line 2	
Address line 3	
Town/city	Salford
Country	United Kingdom
Postcode	M3 7AQ
Primary number	
Secondary number	
Fax number	
Email	

4. Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Prior notification of change of use from offices (Class B1) for change of use to apartments (use class C3) comprising 43 no. studios.	
Reference number	
120608/FO/2018	
Date of decision (date must be pre-application submission)	01/10/2018
Please state the condition number(s) to which this application relates	
Condition number(s)	
3 - Before the development commences a scheme for acoustically insulating the residential accommodation and any associated plant against any other actual or potential sources of noise on or near the site including any approved ground floor uses shall be submitted to and approved in writing by the City Council as local planning authority. The approved noise insulation scheme shall be completed before any of the dwelling units are occupied. Prior to occupation a post completion report to verify that all of the recommended mitigation measures have been installed in the residential accommodation shall be submitted and	

4. Description of the Proposal

agreed in writing by the City Council as local planning authority and any non compliance suitably mitigated in accordance with an agreed scheme prior to occupation.

Reason - To secure a reduction in noise in order to protect future residents from noise nuisance, pursuant to policies SP1, H1 and DM1 of the Core Strategy.

Has the development already started?

☒ Yes ☐ No

If Yes, please state when the development was started (date must be pre-application submission)

03/03/2020

Has the development been completed?

☒ Yes ☐ No

If Yes, please state when the development was completed (date must be pre-application submission)

19/04/2021

5. Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☐ Yes ☒ No

6. Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

- Acoustic Planning Report (Revision 1 - 02 March 2018) prepared by Hoare Lee.
- Post-Completion Acoustic Validation Note (20809-HYD-XX-XX-DN-1001-P03) prepared by Hydrock.

7. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

8. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)

01/11/2021