MANCHESTER CITY COUNCIL

Planning
Telephone: +44 (0)161 234 4516
planning@manchester.gov.uk
PO Box 532 Town Hall
Manchester M60 2LA

An application to determine if prior approval is required for a proposed:

Larger home extension.

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 1, Class A

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	16
Suffix	
Property name	
Address line 1	Saxon Street
Address line 2	
Address line 3	
Town/city	Manchester
Postcode	M40 7BY

Description of site location must be completed if postcode is not known:

Easting (x)	386357
Northing (y)	399189

Description

2. Applicant Details

Title	
First name	Ken
Surname	Nakae
Company name	Sandton London EC1Y Ltd
Address line 1	Suite 1 315 Regents Park Road
Address line 2	
Address line 3	

2. Applicant Details

Town/city	London
Country	
Postcode	N3 1DP

Are you an agent acting on behalf of the applicant? (•) Yes ( ) No

Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	
First name	Jeff
Surname	Smith
Company name	
Address line 1	Colony, 5 Piccadilly Place
Address line 2	
Address line 3	
Town/city	Manchester
Country	
Postcode	M1 3BR
Primary number	
Secondary number	
Fax number	
Email	

4. Eligibility

Please indicate the type of dwellinghouse you are proposing to extend:

( ) Detached
(•) Other

Will the extension be: (•) Yes ( ) No
- a single storey;
- no more than 4 metres in height (measured externally from the natural ground level); and
- extend beyond the rear wall of the original dwellinghouse (measured externally) by over 3 but no more than 6 metres.

Note that where the proposed extension will be joined to an existing extension, the measurement must represent the total enlargement (i.e. both the existing and proposed extensions) to the original dwellinghouse.

4. Eligibility

Is the dwellinghouse to be extended within any of the following:
• a conservation area;
• an area of outstanding natural beauty;
• an area specified by the Secretary of State for the purposes of enhancement and protection of the natural beauty and amenity of the countryside;
• the Broads;
• a National Park;
• a World Heritage Site;
• a site of special scientific interest;

○ Yes ◉ No

5. Description of Proposed Works

Please describe the proposed single-storey rear extension:

Single storey, flat roof, rear extension to create new kitchen/dining area. Materials to match existing dwelling.

Measurements

Please provide the measurements as detailed below.
Where the proposed extension will be joined to an existing extension, the measurements provided must be in respect to the total enlargement (i.e. both the existing and proposed extensions) to the original dwellinghouse.

How far will the extension extend beyond the rear wall of the original dwellinghouse (in metres, measured externally)	3.60
What will be the maximum height of the extension (in metres, measured externally from the natural ground level)	3.00
What will be the height at the eaves of the extension (in metres, measured externally from the natural ground level)	3.00

6. Adjoining premises

Please provide the full addresses of all adjoining premises to the house you are proposing to extend. This should include any premises to the side/front/rear, even if they are not physically 'attached'

1	
Number	14
Suffix	
House Name	
Address line 1	Saxon Street
Address line 2	
Town/city	Manchester
Postcode	M40 7BY

2	
Number	24
Suffix	
House Name	
Address line 1	Energy Street
Address line 2	
Town/city	Manchester
Postcode	

6. Adjoining premises

3	
Number	106
Suffix	
House Name	
Address line 1	Sandal Street
Address line 2	
Town/city	Manchester
Postcode	

7. Declaration

I/we hereby apply for prior approval 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) 22/12/2021