

Planning

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P O Box 532 Town Hall
Manchester M60 2LA

Mrs Iram Naz
18 Alma Road
Manchester
M19 3NW

Date: 18 November 2021

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: 131820/NMC/2021

Description: Non Material Amendment to planning permission referenced 126654/FO/2020 to allow changes to rear windows/doors and removal of balustrade and steps attached to proposed rear extension

Location: 18 Alma Road, Manchester, M19 3NW

I refer to your application for a non-material amendment to planning permission reference .

Officers have worked with the applicant in a positive and proactive manner based on seeking solutions to problems arising in relation to dealing with the planning application. No significant problems have arisen during the consideration of this application.

The details of the proposed amendments relate to:

The removal of a balustrade and steps attached to proposed rear extension
Alterations to doors/windows in the rear extension and the rear elevation of the house

Following an assessment of the details and plans submitted, it is confirmed that the proposed amendments are considered to be of a non-material nature and acceptable to the City Council as Local Planning Authority. The City Council is satisfied that the proposed changes will have no material impact upon the previously approved scheme and the works will not adversely affect visual or residential amenity within the area.

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 . These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 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 site location plan, stamped as received by the City Council, as Local Planning Authority, on 22 October 2021. and drawings numbered sheet 01 rev B and sheet 02 rev B(notwithstanding the glazing reference to side elevation window to bedroom 4, which must be opaquely

glazed to a height of 1.7m above ground level),, sheet 03 rev C, sheet 04 rev C, sheet 05 rev C and sheet 06 rev D, all titled 'Non-Material Minor Amendments -2 - 23/09/2021' and stamped as received by the City Council, as Local Planning Authority, on 1 November 2021.

Reason - To ensure that the development is carried out in accordance with the approved plans, pursuant to policies SP1 and DM1 of the Manchester Core Strategy (2012).

Should you wish to discuss the matter further, please contact Ian Jarvis using the details above.

Yours faithfully,

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

Julie Roscoe
Director of Planning, Building Control & Licensing