

Our Ref: 2021-25

Planning – Development Management Team
Manchester City Council
P O Box 532
Manchester
M60 2LA

6th July 2021

VIA PLANNING PORTAL

To Whom It May Concern,

Re: New Shopfront, Signage & Plant @ 70 Bury Old Road, Cheetham Hill, Manchester

Adams Planning + Development Ltd are submitting a full planning application on behalf of our client, Shuaib Ishaq, an Oodles franchisee, for the following form of development:

“Installation of new shopfront, plant and signage with associated infrastructure and ancillary facilities.”

This full planning application comprises the following documentation:

- This Covering Letter
- Planning Application Form & Certificate B Form
- Planning Application Fee of £594
- Community Infrastructure Levy Form – No Contribution required.
- A Supporting Statement & Appendices
- The following submission plans:
 - A Site Location Plan (Scale 1:1250)
 - Existing Plan (Drawing No. 008, Rev. E)
 - Proposed Plan (Drawing No. 009, Rev. E)
- Ventilation Report & Appendices – CK Direct
- Kitchen Ventilation Plans (Drawing No. SLW172303-DRG-001-R4, 002-R4 and 003-R4) – CK Direct

The planning application does not include a change of use of the Bank (formerly A2 Use Class) to the proposed restaurant use given that the existing lawful use of the planning unit and the proposed use both fall within Class E of the Use Classes order which came into effect on 1st September 2020. Oodles operate their premises nationwide under the former A3 Use Class, with their existing stores at 6a Oxford Road, Manchester and Bolton operating under the former A3 Use Class, now Class E.

The planning application has been submitted on-line via the Planning Portal. We will contact you within 5 working days to confirm validation of the planning application.

Yours sincerely,



Russell Adams
For and on behalf of Adams Planning + Development Ltd





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