MANCHESTER CITY COUNCIL
Planning
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planning@manchester.gov.uk
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	83
Suffix	
Property name	
Address line 1	Bridge Street
Address line 2	
Address line 3	
Town/city	Manchester
Postcode	M3 2RF

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

Easting (x)	383580
Northing (y)	398294

Description

2. Applicant Details

Title	Mr
First name	Stewart
Surname	Houlgrave
Company name	Beaconsfield Estates LLP
Address line 1	4th Floor
Address line 2	47-49 King Street
Address line 3	
Town/city	Manchester

2. Applicant Details

Country	
Postcode	M2 7AY
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant? ◉ Yes ○ No

3. Agent Details

Title	Mr
First name	Ryan
Surname	Needham
Company name	Grayscanlanhill
Address line 1	Unit 2, Old Post Office
Address line 2	63 Newton Street
Address line 3	
Town/city	Manchester
Country	
Postcode	M1 1ET
Primary number	01618352101
Secondary number	
Fax number	
Email	ryan@grayscanlanhill.com

4. Description of the Proposal

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

Change of use of part of first floor to Use Class B1 Offices to allow for extension of existing office and elevational alterations to front (Bridge Street) and side (Southgate) elevations to allow for new shopfronts to 2 no. existing shop units at ground level

Reference number

118348/FO/2017

Date of decision (date must be pre-application submission)	02/05/2018

Please state the condition number(s) to which this application relates

Condition number(s)

•3) The development shall incorporate the following security measures:
oA monitored alarm system
87 Bridge Street – We propose to install the monitored intruder alarm detailed on the attachment to the vacant retail unit.

4. Description of the Proposal

89 Bridge Street – We propose to retain the existing monitored alarm system within the M3 Hair and Beauty occupied unit
oA layer of retrospective film (lamination) to the ground floor shopfront windows/doors
We propose windows glazed in 8.8/10.8mm laminated glass.

•4) Before development commences, detailed design drawings … shall be submitted to and approved in writing by the City Council as Local Planning Authority.
oAttached are the proposed manufacturing drawings for approval

•5) Before development commences, full details of the proposed construction/fit-out arrangements from a highways perspective shall be submitted to an approved in writing by the City Council and Local Planning Authority.
oPlease see the attached documents detailing the traffic route proposals:
'…Traffic Man Plan' – proposed vehicle routes to be utilised for deliveries and collections
'…Site details' – details of vehicle access times, waste management, loading area, rules for vehicles, etc.
oProposed vehicles to be used for deliveries and collections of materials:
CS Iveco Daily Side Curtain, approx. 6.7m (L) x 2.2m (W) x 3.1m (H)
CS Transit Custom fixed-axle LWB van, approx. 5.3m (L) x 2.2m (W) x 2.3m (H)
CS Transit Courier fixed axle van, approx. 4.2m (L) x 1.8 m (W) x 1.8m (H)
M&H 3.5tonne fixed-axle Luton van with tail-lift, approx. 6.7m (L) x 2.2m (W) x 3.1m (H)

Has the development already started? ◉ Yes ○ No

If Yes, please state when the development was started (date must be pre-application submission): 24/09/2018

Has the development been completed? ○ Yes ◉ No

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

Manufactured details of the shop fronts can be found appended along with all necessary method statements. In addition, details of the monitored security alarm is to be provided.

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? (Please select only one)

◉ 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): 01/11/2018