MANCHESTER CITY COUNCIL
Planning
Telephone: +44 (0)161 234 4516
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	
Suffix	
Property name	
Address line 1	Monsall Road / Emmett Street East Junction
Address line 2	
Address line 3	
Town/city	Manchester
Postcode	M40 8WN

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

Easting (x)	386246
Northing (y)	400952

Description

2. Applicant Details

Title	
First name	
Surname	Mangrove Estates Ltd
Company name	Mangrove Estates Ltd
Address line 1	c/o agent
Address line 2	
Address line 3	
Town/city	

2. Applicant Details

Country	
Postcode	
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	Matthew
Surname	Gray
Company name	Grays Architecture Ltd
Address line 1	Northwood House (N1)
Address line 2	Greenwood Business Centre
Address line 3	Goodiers Drive
Town/city	Manchester
Country	
Postcode	M5 4QH
Primary number	01618487263
Secondary number	
Fax number	
Email	matthew@graysarchitecture.co.uk

4. Description of the Proposal

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

Erection of 3 storey building to form 6 x one bedroom apartments and 12 x two bedroom apartments to form 18 no. residential apartments (C3a) in total with associated car parking, landscaping, boundary treatments and other associated works

Reference number

118945/FO/2018

Date of decision (date must be pre-application submission)	04/07/2018

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

Condition number(s)

Condition 4 - Secure by Design.
Condition 7 - Site Investigation.

4. Description of the Proposal

Condition 8 - Site Investigation.
Condition 14 - Boundary Treatments.

Has the development already started? ○ 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

C4 - Please find attached the SBD report prepared for the site by Design for Security. Additional comments were received from Design for Security by email which addressed the latest scheme and these will be forwarded by email for your considerations.

C7 - Please find attached the site investigation report prepared for the site by CC Geotechnical.

C8 - Please find attached the site investigation report prepared for the site by CC Geotechnical.

C14 - Please find attache dour proposed site plan drawing 4209-101e which includes boundary treatment proposals.

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) 28/09/2018