MANCHESTER CITY COUNCIL

Planning

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Mr Gavin Chan
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Date: 15 May 2018

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: 119878/NMC/2018
Description: Non-material amendment to planning permission 108974/FH/2015/S2 to allow for omission of door in east elevation and replacement with window, reduction to the number of rooflights from 6no. to 3no. and installation of 3no. photovotaic panels,
Location: 1 Oakfield Road, Manchester, M20 6XA

I refer to your application for a non-material amendment to planning permission reference 108974/FH/2015/S2.

The proposed amendment relates to minor changes to allow for omission of door in east elevation and replacemnt with window, reduction of the number of roof lights from 6 to 3 and the installation of 3 photovoltaic panels

Following an assessment of the details submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and are considered to be acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will have no material impact upon the levels of visual and residential amenity enjoyed within the vicinity of the site.

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 108974/FH/2015/S2. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 108974/FH/2015/S2 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

3) The development hereby approved shall be carried out in accordance with the following drawings and documents:

Stamped received on 2nd May 2018 numbered P1.04.A2 Proposed plan, section and elevations

Reason - To ensure that the development is carried out in accordance with the approved plans. Pursuant to policies SP1 and DM1 of the Core Strategy.

Should you wish to discuss the matter further, please contact Tracie Simpson using the details above.

Yours faithfully,



Julie Roscoe
Head of Planning, Building Control & Licensing