MANCHESTER CITY COUNCIL

Planning
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Manchester M60 2LA

Application for removal or variation of a condition following grant of planning permission. 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. Applicant Name, Address and Contact Details

Title: Ms | First name: JUDITH | Surname: OLIVER

Company name: LS1 Limited

Street address: 2 CHERRY TREE WALK
THE CALLS

Town/City: LEEDS
County: YORKSHIRE
Country: UNITED KINGDOM
Postcode: LS2 7EB

	Country Code	National Number	Extension Number
Telephone number:			
Mobile number:			
Fax number:			

Email address:

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

2. Agent Name, Address and Contact Details

No Agent details were submitted for this application

3. Site Address Details

Full postal address of the site (including full postcode where available)

House: 14 | Suffix:
House name: CENTURY BUILDINGS
Street address: ST MARYS PARSONAGE

Town/City: MANCHESTER
County:
Postcode: M3 2DF

Description of location or a grid reference
(must be completed if postcode is not known):

Easting: 383599
Northing: 398493

Description:

4. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? (•) Yes ( ) No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: Ms First name: ANGELA Surname: LECKIE

Reference: CENTURY BUILDINGS

Date (DD/MM/YYYY): 17/10/2011 (Must be pre-application submission)

Details of the pre-application advice received:

THAT THERE ARE SOME POTENTIAL USES WITHIN THE A2 USE CLASS WHICH THE PLANNING DEPARTMENT WOULD NOT WISH TO SEE IN THIS LOCATION, AND THEREFORE TO MAKE A VARIATION OF CONDITION (S73) APPLICATION

5. Description of Proposal

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

Change of use of ground floor unit from Class B1 (Offices) to Class A2 for use as a property management and letting agency.

Application reference number: 096749/FU/2011/C1 Date of decision: 12/10/2011

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

Condition number(s):

6) The part of the ground floor which the application relates shall be used as a Property Management and Letting Agency and for no other purpose (including any other purpose in Class A2 of the Schedule to the Town and Country Planning (Use Classes) Order 1987, or in any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order with or without modification)

Has the development already started? ( ) Yes (•) No

6. Condition(s) - Removal

Please state why you wish the condition(s) to be removed or changed:

The application was made in error by an ex employee of the company, Mr Mike Gowland, and should have been made for Class A2 without limitation.
Mr Gowland should not have stated in the application that we were applying for change of use only for a Lettings Agency and Property Management and this severely affects our business as we wish to operate Estate Agency, Financial Services and other Professional Services from this office.
Condition 6 is therefore totally unsuitable for our business.

If you wish the existing condition to be changed, please state how you wish the condition to be varied:

We wish the permission to be for full A2 Financial and Professional Services Class II.

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. Certificates (Certificate C)

Certificate of Ownership - Certificate C
Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

I certify/The applicant certifies that:
Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it, but I have/the applicant has been unable to do so.

The steps taken were:

TAKEN FOR THE PREVIOUS APPLICATION

- I have/the applicant has given the requisite notice to the persons specified below being persons who, on the day 21 days before the date of this application, were owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Notice recipient		Date notice served
Name:	ROGER HANNAH & CO	17/11/2011
Number:	14 Suffix:	
Street:	ST MARY'S PARSONAGE	
Locality:		
Town:	MANCHESTER	
Postcode:	M3 2DF	

8. Certificates (Certificate C - continued)

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

MEN

On the following date (which must not be earlier than 21 days before the date of the application): 11/01/2012

Title: Ms First name: JUDITH Surname: OLIVER

Person role: Applicant Declaration date: 12/01/2012 ☒ Declaration made

8. Certificates (Agricultural Land Declaration)

Agricultural Land Declaration
Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding. ◉

(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below: ○

If any part of the land is an agricultural holding, of which the applicant is the sole tenant, the applicant should complete part (B) of the form by writing 'sole tenant - not applicable' in the first column of the table below

Title: Ms First Name: JUDITH Surname: OLIVER

Person role: Applicant Declaration date: 12/01/2012 ☒ Declaration Made

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. ☒

Date 12/01/2012