Condition Discharge

MANCHESTER CITY COUNCIL

Planning

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P O Box 532 Town Hall
Manchester M60 2LA

Mr Andrew Leach
Rectory Cottage
Ford Lane
Northenden
Manchester
M22 4NQ

Date: 7 October 2014

Dear Mr Leach

Application No: 105439/FO/2014/S2
Conversion of existing outbuildings into 3 x no. bed and breakfast rooms (Class C1) to include internal alterations and changes to the external elevations and car parking area including extension to side of dwellinghouse to provide office accommodation at Rectory Cottage , Ford Lane, Northenden, Manchester, M22 4NQ

I refer to your discharge of condition request dated 3rd October 2014 with respect to the above planning permission. Taking each condition in turn, I reply as follows:

Condition 1 – Time Period for Implementation

This condition is for information purposes only and does not require a formal discharge.

Condition 2 – External Materials

I can confirm that the following materials are acceptable:

- 'Ensor sobrano premier' Chinese roofing slate;
- 'Benett's' Siberian Larch cladding;
- 70mm black framed A rated UPVC windows;
- is A rated composite 'Rock door (black.

Given the above, condition 2 can be discharged.

Condition 3 – Specified Plans

This condition is for information purposes only and does not require a formal discharge.

Condition 4 – Cycle Parking

This condition is for information purposes only and does not require a formal discharge. Your commitment to implementing the cycle area prior to occupation is noted.

Condition 5 – Refuse Storage

I can confirm that the waste management strategy detailed in your e-mail dated 3rd October 2014 is acceptable. As such, condition 5 may be discharged.

I trust this is of assistance, although if you wish to discuss any of these matters further, please contact Steve McCoombe via the details overleaf.

Yours sincerely

Jennifer Connor
Principal Planner
Development Management, South Area