MANCHESTER CITY COUNCIL

Planning
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PO Box 532 Town Hall
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: Mr | First name: David | Surname: Plummer

Company name:

Street address: c/o agent

Town/City:

County:

Country: United Kingdom

Postcode:

	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

Title: Mr | First Name: David | Surname: Staniland

Company name: Knight Frank LLP

Street address: No.1 Marsden Street

Town/City: Manchester

County: Greater Manchester (Met County)

Country:

Postcode: M2 1HW

	Country Code	National Number	Extension Number
Telephone number:		0161 838 7784	
Mobile number:			
Fax number:			

Email address: david.staniland@knightfrank.com

3. Site Address Details

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

House: 17 Suffix:

House name: Boulton House

Street address:

Town/City: manchester

County:

Postcode: M1 3HY

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

Easting: 384385

Northing: 397364

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: Emily Surname: Greaves

Reference:

Date (DD/MM/YYYY): 08/04/2014 (Must be pre-application submission)

Details of the pre-application advice received:

An application to vary the relevant conditions under section 73 of the Town And Country Planning Act 1990 would need to be submitted.
The application will need to include a fully completed application form, a site location plan, an explanation and justification for the variation of conditions and copies of all information listed in Condition 2 of the approval, amended to reflect the current proposal.

5. Description of Proposal

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

Creation of an additional ground floor entrance on the Chorlton Street elevation of the building

Application reference number: 104456/FO/2013/C2 Date of decision: 26/03/2014

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

Condition number(s):

Condition 2 and Condition 3

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

6. Condition(s) - Removal

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

It has been determined that the proposed access ramp cannot be accommodated.
The ground floor slab is more than 550mm deep and therefore suspended rather than cast in situ.
The result of this is that the contractor cannot cut out a section of the slab to create a reduced level for the ramp. The only way they could reduce the slab level would be to remove a whole bay of the ground floor slab, i.e. a square between four structural columns.
This is not practical because it would mean closing the entire building as the whole reception floor would need to be removed

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

The Conditions to be varied so as to be in accordance with the revised plans which have been submitted as a part of this Variation of Condition application, which show a stepped access, rather than a ramped access.

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 A)

Certificate of Ownership - Certificate A

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

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner *(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 to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding *("agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act)*.

Title:	Mr	First name:	David	Surname:	Staniland

Person role: Agent

Declaration date: 16/04/2014

☒ 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. 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 16/04/2014