MANCHESTER
CITY COUNCIL

Planning

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Date: 14 August 2025

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: 143540/NMC/2025
Description: Non-material amendment to Planning Permission 138031/JO/2023 to amend the trigger in condition 33 (Secured by Design)
Location: Former Boddingtons Brewery Site , Dutton Street, Manchester, M3 1LE

I refer to your application for a non-material amendment to planning permission reference 138031/JO/2023.

The proposed seeks to amend Condition 33 (Secured by Design) to allow for changes to the timescale for Secured by Design assessment and certification

Following an assessment of the details submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will not result in any significant material alterations to the planning approval.

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 138031/JO/2023. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 138031/JO/2023 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

33) The development of each phase shall be carried out in accordance with the Crime Impact Statement (Version A) prepared by Design for Security at Greater Manchester Police stamped as received by the city council, as Local Planning Authority, on the 19 January 2018. The development shall only be carried out in accordance with these approved details. Within 3 months of the full completion of all phases within planning permission 138031/JO/2023 confirmation of the Secured by Design award status shall be submitted and approved in writing by the City Council as Local Planning Authority.

Reason - To reduce the risk of crime pursuant to policies SP1 and DM1 of the Core Strategy and to reflect the guidance contained in the National Planning Policy Framework.

Should you wish to discuss the matter further, please contact Lea Joseph using the details above.

Yours faithfully,

Julie Roscoe
Director of Planning, Building Control & Licensing