MANCHESTER CITY COUNCIL
Planning
Telephone: 0161 234 4516
planning@manchester.gov.uk
PO Box 532 Town Hall
Manchester M60 2LA

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

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.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number: 77

Suffix:

Property Name:

Address Line 1: Mosley Street

Address Line 2:

Address Line 3: Manchester

Town/city: Manchester

Postcode: M2 3LQ

Description of site location must be completed if postcode is not known:

Easting (x): 384015

Northing (y): 398003

Description:

Applicant Details

Name/Company

Title

First name

Surname

Biz Assets Ltd

Company Name

Address

Address line 1

2nd Floor Fairbank House

Address line 2

27 Ashley Road

Address line 3

Town/City

Altrincham

County

Cheshire

Country

Postcode

WA14 2DP

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Heloise

Surname

Wood

Company Name

Atelier MB

Address

Address line 1

Suite 2A

Address line 2

Amazon House

Address line 3

Brazil Street

Town/City

Manchester

County

Country

Postcode

M1 3PW

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of the Proposal

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

Change of use of ground floor and basement to Class E and external alterations associated with refurbishment of building for upgraded offices including
provision for a bin and bike store to the basement, updated WC facilities, plant deck to the roof and repair of the existing shop frontage to Mosley St.

Reference number

139183/FO/2024

Date of decision (date must be pre-application submission)

18/09/2024

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

Condition number(s)

5,7,10,15,21.

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

24/02/2025

Has the development been completed?

- [ ] Yes
- [x] No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- [x] Yes
- [ ] No

If Yes, please indicate which part of the condition your application relates to

15 - Commercial units B and D only.

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Pease refer to reports:

Condition 5 - SCP_230681_Technical Note - Servicing strategy
Condition 7 - SCP_230681_Travel Plan_Updated 2025.09.30
Condition 10 - J004287-9089-DH-01 Rooftop Plant Deck Noise Assessment - 77-79 Mosley Street, Manchester
Condition 15 - J004287-9122-DH-01 Unit B + D Noise Break-out Commissioning - 77-79 Mosley St, Manchester
Condition 21 - AMB Signage Strategy

Please refer to drawings:
Condition 21:
1995 P(202) Proposed Elevation - Back George Street - Signage Strategy
1995 P(212) B Proposed Elevation - Mosley Street - Signage Strategy
1995 P(222) A Proposed Elevation - Princess Street - Signage Strategy

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [x] The agent
- [ ] The applicant
- [ ] Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- [ ] Yes
- [x] No

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, 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.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Andrew Burns

Date

23/10/2025