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

Suffix

Property Name

J Allcock And Sons Ltd

Address Line 1

Ambrose Street

Address Line 2

Address Line 3

Manchester

Town/city

Manchester

Postcode

M12 5DJ

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

Easting (x)

387418

Northing (y)

397119

Description

Applicant Details

Name/Company

Title

Mr

First name

Peter

Surname

Griffin

Company Name

Address

Address line 1

21 Textile Street

Address line 2

West Gorton

Address line 3

Town/City

Manchester

County

Greater Manchester

Country

United Kingdom

Postcode

M12 5DJ

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

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

Secondary number

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

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 from public open space to Class B2 Industrial use with associated boundary treatment

Reference number

Planning Application Reference: 135131/FO/2022

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

05/04/2024

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

Condition number(s)

Conditions 3 and 5

Has the development already started?

- [x] Yes
- [ ] No

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

04/08/2025

Has the development been completed?

- [ ] Yes
- [x] No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- [ ] Yes
- [x] No

Discharge of Conditions

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

Condition 3 - 2.5m high paladin fencing boundary treatment in green, installed in accordance with approved plans (colour approved in principle by Case Planning Officer within email dated 7th August 2025)

Condition 5 - The whole site has been purchased by the applicant and is currently being rented back to Allcock and Sons, whose industrial use of the site will remain unchanged and as per planning permission reference 131664/FO/2021. It will not be used as a separate business.

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?

◯ The agent
⊘ The applicant
◯ Other person

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

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

First Name

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

Surname

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

Reference

135131/FO/2022

Date (must be pre-application submission)

28/07/2025

Details of the pre-application advice received

Email sent to Case Planning Officer confirming details and colour of boundary fencing. Agreed in principle by officer on 7th August 2025 however advised to submit approval of details reserved by condition application, together with confirmation that site had been purchased and would not be used as a separate business.

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

Jill Griffin

Date

11/08/2025