Fw: LSBUD Ref: 34581478 Your Ref: 140789/JO/2024 (SO) Planning Application Holding Objection

Planning <[redacted]>

Mon 09/09/2024 12:41

To:Jennifer Atkinson <[redacted]>

5 attachments (9 MB)

34581478_CadentGas.pdf; LSBUD-240902-34581478.PDF; 140789 JO 2024 Site Plan.pdf; HSG 47.pdf; SSW22 NEW.pdf;

Information, Delivery & Support Team
Planning, Building Control & Licensing
Growth & Development Directorate
Postal address: Manchester City Council, P O Box 532, Town Hall, Manchester M60 2LA
Location address: Level 6 Town Hall Extension, Manchester M2 5DB
Tel: 0161 234 4516

Please consider the environment before printing an e-mail.

From: [redacted]
Sent: 09 September 2024 12:28
To: Planning <[redacted]>
Subject: FW: LSBUD Ref: 34581478 Your Ref: 140789/JO/2024 (SO) Planning Application Holding Objection

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Your planning application – **No objection**

After receiving the details of your planning application at

Arundel Street Manchester M15 4FQ

Please review our attached plans, which detail the Cadent gas asset/s in the area. If your application affects one of our high-pressure pipelines, it is a statutory requirement that you input the details into the HSE's Planning Advice Web App. For further details, visit www.hse.gov.uk/landuseplanning/planning-advice-web-app.htm

The HSE may wish to apply more stringent criteria for building proximity after assessment. Please ensure that you formally consult with them before you proceed.

In order to help prevent damage to our asset/s, please add the following **Informative Note** into the **Decision Notice:**

Noise attenuation assessment to be noted for awareness if habitable buildings in close proximity near to the AGI.

IMPORTANT!!!!!

Cadent Gas Ltd own and operate the gas infrastructure within the area of your development. ***Prior to carrying out works, please register on www.linesearchbeforeudig.co.uk to submit details***

of the planned works for review, ensuring requirements are adhered to.

The original holding objection was triggered due to the presence of a High-Pressure Major Accident Hazard Pipeline (MAHP) and/or an Intermediate Pressure Pipeline and/or an Above Ground Installation.

- Cadent Gas has a **MAJOR ACCIDENT HAZARD PIPELINE** in the vicinity**, (indicated in orange). N/A**

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- Cadent Gas has a INTERMIDIATE ACCIDENT HAZARD PIPELINE in the vicinity, (indicated in Green) MANCHESTER 7BAR
- Specific AGI BPD N/A

THE BPD (BUILDING PROXIMITY DISTANCE) IS 3M

The building proximity distance taken from The Institution of Gas Engineers and Managers publication IGEM/TD/1 Edition 5 which is the standard applicable to steel pipelines and associated installations for high pressure gas transmission and IGEM/TD/3 Edition 5 Steel and PE pipelines for gas distribution.

Your responsibilities and obligations

This letter does not constitute any formal agreement or consent for any proposed development work either generally or related to Cadent's easements or other rights, or any planning or building regulations applications.

Cadent Gas Ltd or their agents, servants or contractors do not accept any liability for any losses arising under or in connection with this information. This limit on liability applies to all and any claims in contract, tort (including negligence), misrepresentation (excluding fraudulent misrepresentation), breach of statutory duty or otherwise. This limit on liability does not exclude or restrict liability were prohibited by the law nor does it supersede the express terms of any related agreements.

If you need any further information or have any questions about the outcome, please contact us at [redacted] / quoting your reference at the top of this letter.

Regards

[redacted]
North West Energy Operations
Network Technician
Plant Protection

Cadent
Your Gas Network

Mersey Road North, Failsworth, M35 9FF
[redacted]

Please note emails are not daily monitored due to site visits

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From: .box.plantprotection <[redacted]
Sent: Monday, September 2, 2024 12:12 PM

To: .Box.SiteVisits <[redacted]>
Subject: LSBUD Ref: 34581478 Your Ref: 140789/JO/2024 (SO) Planning Application Holding Objection

Date: 02/09/2024
LinesearchbeforeUdig ref: 34581478
Your ref: 140789/JO/2024 (SO)

Dear Sir/Madam,

Your planning application – Holding objection
We have received a notification from the LinesearchbeforeUdig (LSBUD) platform regarding a planning application which is in the vicinity of our gas asset/s. We are placing a holding objection on the proposal whilst our engineering team reviews the available information. We will be in touch once we have reviewed the proposals in more detail. In the meantime, we may contact you for more information to help us make the decision.

What you need to do
Please review our attached plans, which detail the Cadent gas asset/s in the area. If your application affects one of our high pressure pipelines, it is a statutory requirement that you input the details into the HSE's Planning Advice Web App. For further details visit www.hse.gov.uk/landuseplanning/planning-advice-web-app.htm

Your responsibilities and obligations
Cadent may have a Deed of Easement on the pipeline, which provides us with a right of access for a number of functions and prevents change to existing ground levels and storage of materials. It also prevents the erection of permanent/temporary buildings, or structures. If necessary Cadent will take action to legally enforce the terms of the easement.
This letter does not constitute any formal agreement or consent for any proposed development work either generally or related to Cadent's easements or other rights, or any planning or building regulations applications. Cadent Gas Ltd or their agents, servants or contractors do not accept any liability for any losses arising under or in connection with this information. This limit on liability applies to all and any claims in contract, tort (including negligence), misrepresentation (excluding fraudulent misrepresentation), breach of statutory duty or otherwise. This limit on liability does not exclude or restrict liability where prohibited by the law nor does it supersede the express terms of any related agreements.
If you need any further information or have any questions about the outcome, please contact us at [redacted]

Kind Regards,
North West Plant Protection Team
T: 0800 688 588
[redacted]
cadentgas.com
We work together | We take responsibility | We drive performance | We shape the future
Keeping people warm, *while protecting the planet*

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