



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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

The Zochonis building fronts onto Dover Street. To the rear of the building is Brunswick Park. Rumford Street lies to the east whilst to the west of the building is the Simon building.

Applicant Details

Name/Company

Title

First name

Surname

University of Manchester

Company Name

Directorate of Estates and Facilities Project Group

Address

Address line 1

University of Manchester (Directorate of Estates and Facilities Project Group)

Address line 2

4th Floor, Beyer Building

Address line 3

Oxford Road

Town/City

Manchester

County

Country

Greater Manchester

Postcode

M13 9PL

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

David

Surname

Tye

Company Name

Paul Butler Associates Ltd

Address

Address line 1

31 Blackfriars Road

Address line 2

Address line 3

Town/City

Salford

County

Country

United Kingdom

Postcode

M3 7AQ

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

138176/FO/2023: Demolition of existing rooftop plant room wings, installation of roof mounted photo voltaic panels with edge protection, roof mounted air source heat pumps and air handling units together with elevational alterations including the installation of louvred screens and associated works

Reference number

138176/FO/2023

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

25/04/2025

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

Condition number(s)

4) No external works shall take place, including any works of demolition, until a Construction Management Plan (CMP) with detailed method statements of construction and risk assessments, has been submitted to, and approved in writing by the Manchester City Council. The CMP shall provide for:

- a) measures to control the emission of dust and dirt during construction.
- b) details of an emergency telephone contact number for a person responsible for the site; to be displayed in a publicly accessible location on the site from the commencement of development until construction works are complete.
- c) location, removal and recycling of construction waste.
- d) a Community Consultation Plan
- e) sheeting of construction vehicles.

Development shall be carried out in accordance with the approved construction management plan.

Has the development already started?

☐ Yes

☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- ☒ Yes
☐ No

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

Partial discharge of C4 in relation to the proposed demolition of plant rooms/plant positioned on third and fourth floor roofs

Discharge of Conditions

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

UoM Zochonis Building Construction Management Plan prepared by Manchester and Cheshire Construction Co Ltd.

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

Correspondence

Date (must be pre-application submission)

23/04/2025

Details of the pre-application advice received

An application should be submitted

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

Paul Butler Associates Ltd

Date

24/04/2025