MANCHESTER CITY COUNCIL

Planning
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PO Box 532 Town Hall
Manchester M60 2LA

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

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

197-201

Address Line 1

Mount Road

Address Line 2

Address Line 3

Manchester

Town/city

Manchester

Postcode

M18 7GG

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

Easting (x)

388092

Northing (y)

395320

Description

Discharge condition No 4 -Notwithstanding details submitted, the apartments hereby approved shall not be occupied until a scheme for the storage (including segregated waste recycling) and disposal of refuse has been submitted to and approved in writing by the City Council as Local Planning Authority. The details of the approved scheme shall be implemented as part of the development and shall remain in situ whilst the use or development is in operation.

Discharge condition No 6 - The car park area indicated on the approved drawings shall be fully demarcated and surfaced prior to first occupation of the flats hereby approved and shall be solely available for use by the occupiers of flats.

Discharge condition No 8 - The apartments hereby approved shall not be occupied until the cycle store shownon drawing referenced P105/A, received by the City Council as Local Planning Authority on 26 February 2022, has been implemented. The cycle store shall remain in situ andmade available at all times whilst the flats are occupied

Discharge condition No 10 - The apartments hereby approved shall not be occupied until a hard and softl andscaping treatment scheme has been submitted to and approved in writing by the City Council as local planning authority. The approved scheme shall be implemented not later than 12 months from the date the buildings are first occupied. If within a period of 5 years from the date of the planting of any tree or shrub, that tree or shrub or any tree or shrub planted in replacement for it, is removed, uprooted or destroyed or dies, or becomes, in the opinion of the local planning authority, seriously damaged or defective, another tree or shrub of the same species and size as that originally planted shall be planted at the same place.

Applicant Details

Name/Company

Title

Mr

First name

Teja

Surname

Sahotta

Company Name

Address

Address line 1

197-201 Mount Road

Address line 2

Address line 3

Manchester

Town/City

Manchester

County

Manchester

Country

United Kingdom

Postcode

M18 7GG

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

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

Secondary number

Fax number

Email address

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

Agent Details

Name/Company

Title

Ms

First name

Ozma

Surname

Khan

Company Name

Address

Address line 1

6 Cross Lane

Address line 2

Marple

Address line 3

Town/City

Stockport

County

Country

United Kingdom

Postcode

SK6 6DJ

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

Proposal: Retrospective application for the erection of a two storey rear extension to create 7 apartments (Class C3), with associated car parking to the rear.

Reference number

132327/FO/2021

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

09/03/2022

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

Condition number(s)

4, 6, 8 & 10

Has the development already started?

- [x] Yes
- [ ] No

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

01/02/2021

Has the development been completed?

- [ ] Yes
- [x] No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Discharge of conditions 4 (waste management), 6 (car park), 8 (cycle storage) attached to planning permission referenced 132327/FO/2021

If you wish the existing condition to be changed, please state how you wish the condition to be varied

The car park has been changed from the previous planning application

Site Visit

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

- [ ] Yes
- [x] No

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

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

Pre-application Advice

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

- [x] 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

132327/FO/2021

Date (must be pre-application submission)

06/10/2022

Details of the pre-application advice received

Liaising with Mr Steven Mc Coombe via email and telephone

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- [x] Yes
- [ ] No

Is any of the land to which the application relates part of an Agricultural Holding?

- [ ] Yes
- [x] No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

*** "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.**

**** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.**

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- [x] The Applicant
- [ ] The Agent

Title

Mr

First Name

Teja

Surname

Sahotta

Declaration Date

29/10/2024

- [x] Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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

Ozma Khan

Date

17/11/2024