MANCHESTER
CITY COUNCIL

Planning

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Mr Sam Baggaley
Quod Ltd
Capitol House
Bond Court
Leeds
LS1 5SP

Date: 24 October 2024

Dear Sir/Madam,

Application under Section 96a of the Town & Country Planning Act 1990 (as amended) for a Non-Material change to a planning permission
Application No: 141114/NMC/2024
Description: Non-material amendment to condition 42 (Windows) of planning permission 137589/JO/2023.
Location: Swan House , Swan Street, Manchester, M4 5DF

I refer to your application for a non-material amendment to planning permission reference 137589/JO/2023.

The proposed amendments relate to the changes to ondition 42 (windows).

Following an assessment of the details and plans submitted, it is confirmed that the proposed amendments are considered to be a material change to the planning approval.

The City Council is not satisfied that the proposed changes would not have an impact upon the amenity and visual appearance of the building and surrounding area.

As such the proposal cannot be determined as non-material under section 96A of the Town and Country Planning Act 1990.

Therefore I can confirm that the proposed amendments are hereby **refused**.

Should you wish to discuss the matter further, please contact Jennifer Atkinson using the details above.

Yours faithfully,

Julie Roscoe
Director of Planning, Building Control & Licensing