MANCHESTER CITY COUNCIL

**Planning**

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P O Box 532 Town Hall
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Ms Nicola Simpson
Avison Young
11 York Street
Manchester
M2 2AW

Date: 6 September 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:** 140877/NMC/2024
**Description:** Non-material amendment to planning permission 136879/FO/2023 to increase maximum parapet height from 15 metres to 15.4 metres.
**Location:** Hangar 4 Airline Services, Manchester Airport, Ringway Road, Manchester, M90 5PQ

I refer to your application for a non-material amendment to planning permission reference 136879/FO/2023.

The details of the proposed amendments are:-

a) Increase in the maximum height of the parapet from 15 metres to 15.4 metres.

Following an assessment of the details submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and are considered to be acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will have no material impact upon the levels of residential and visual amenity and pedestrian and highway safety enjoyed within the vicinity of the site.

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

It should be noted that this letter of consent does not supersede the decision notice attached to planning permission 136879/FO/2023. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 136879/FO/2023 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

3) Condition 2 - The development hereby approved shall be carried out in accordance with the following drawings received on 3 May 2023:

a) Site Location Plan - 020993-RPS-SI-XX-DR-A-0100-P01
b) Existing Site Plan - 020993-RPS-SI-XX-DR-A-0101-P01
c) Existing Elevations - 020993-RPS-SI-XX-DR-A-0103-P01

d) Existing Floor Plan - 020993-RPS-SI-XX-DR-A-0104-P01
e) Proposed Building Plan - 020993-RPS-SI-XX-DR-A-0113-P02
f) Proposed Office Plan - 020993-RPS-SI-XX-DR-A-0114-P02
g) Proposed Roof Plan - 020993-RPS-SI-XX-DR-A-0115-P01
h) Proposed Levels and Contours Plan - B041631 TTE 00 ZZ DR C 0620-P01
i) Drainage GA - B041631 TTE 00 ZZ DR C 0500

and the following drawings received on 23 October 2023:

j) Proposed Site Layout - 020993-RPS-SI-XX-DR-A-0110-P03
k) Vehicle Tracking 1 of 2 - B041631 TTE XX XX DR C 0100 P01
l) Vehicle Tracking 2 of 2 - B041631 TTE XX XX DR C 0101 P01

and the following drawings received on 20 November 2023:

m) Fencing Detail - 020993-RPS-SI-XX-DR-A-0116-P03
n) Cycle Shelter Details - 020993-RPS-SI-XX-DR-A-0117-P03
o) Proposed Site Plan Services - 020993-RPS-SI-XX-DR-A-0118-P03
p) Detailed soft landscape sheet 1 of 2 - JSL4762-RPS-XX-EX-DR-L-9001 P03
q) Detailed soft landscape sheet 2 of 2 - JSL4762-RPS-XX-EX-DR-L-9002 P03

and the following drawings received on 28 August 2024:

r) Proposed Sections - 020993-RPS-SI-XX-DR-A-0112 P03
s) Proposed Elevations - 020993-RPS-SI-XX-DR-A-0111 P03

Reason - To ensure that the development is carried out in accordance with the approved plans, pursuant to policies SP1 and DM1 of the Manchester Core Strategy.

Should you wish to discuss the matter further, please contact David Lawless using the details above.

Yours faithfully,



Julie Roscoe
Director of Planning, Building Control & Licensing