



Planning

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Mr Paul Dean
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Date: 2 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: 140778/NMC/2024

Description: Non-material amendment to planning approval 139063/FO/2024 to allow for the reinstatement of rear access door to ground floor flat and associated metal staircase.

Location: 19 Old Lansdowne Road, Manchester, M20 2PB

I refer to your application for a non-material amendment to planning permission reference .

The proposed amendment relates to changes to the wording within condition 2 to allow for the inclusion of revised plans:

- 23-CF-19OLRD-SD-03 - B
- 23-CF-19OLRD-SD-002 - D
- 23-CF-19OLRD-SD-004 - B
- 23-CF-19OLRD-SD-005 - A

Thereby permitting the change to reinstate the rear access door to the ground floor flat (no.2) and install a new metal staircase to serve that door.

Following an assessment of the details submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed change will not result in any significant or material alterations to the primary planning permission.

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 . These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

2) The development hereby approved shall be carried out in accordance with the following drawings and documents:

- o 'Elevations (Existing and Proposed), numbered '23-CF-19OLRD-SD-03 - C', stamped as received by the City Council as Local Planning Authority on the 14 August 2024.
- o 'Basement Plan (Existing and Proposed), numbered '23-CF-19OLRD-SD-002 - E', stamped as received by the City Council as Local Planning Authority on the 14 August 2024.
- o 'Site Plan (Proposed), numbered '23-CF-19OLRD-SD-004 - C', stamped as received by the City Council as Local Planning Authority on the 14 August 2024.
- o 'Ground Floor Plan (Existing and Proposed), numbered '23-CF-19OLRD-SD-005 - A', stamped as received by the City Council as Local Planning Authority on the 30 August 2024.

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

Should you wish to discuss the matter further, please contact Ellie Knowles using the details above.

Yours faithfully,



Julie Roscoe
Director of Planning, Building Control & Licensing