MANCHESTER CITY COUNCIL

Planning
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PO Box 532 Town Hall
Manchester M60 2LA

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

Street Record

Address Line 1

Gould Street

Address Line 2

Address Line 3

Manchester

Town/city

Manchester

Postcode

M4 4HU

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

Easting (x)

384683

Northing (y)

399059

Description

Applicant Details

Name/Company

Title

Mr

First name

Eliot

Surname

Baker

Company Name

Intro Developments Ltd

Address

Address line 1

c/o MCR Property Group

Address line 2

Universal Square

Address line 3

Devonshire Street North

Town/City

Manchester

County

Country

Postcode

M12 6JH

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

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

Erection of 9 buildings ranging from 8 to 34 storeys in height to form 1202 residential apartments (Use Class C3a) and ground floor commercial uses (Use Class
E) (192 sqm) together with associated car parking, new vehicular and pedestrian access, public realm, landscaping and other associated works following demolition of existing structures and buildings.

Reference number

128248/FO/2020

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

12/12/2023

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

Condition number(s)

Condition no. 4

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

Ground Investigation Scoping Report

Discharge of Conditions

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

This report (ref: AJS/C5692/13232 and dated June 2024) describes a scoping exercise for a Ground Investigation to be carried out of the former gas works site off Gould Street, Manchester and details the requirements from a land quality perspective to satisfy planning condition no.4. The ground investigation, and subsequent reporting with assessments to be undertaken, will be in general accordance with the relevant guidance.

Site Visit

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

- [x] Yes
- [ ] 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?

- [ ] Yes
- [x] No

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.

- [x] I / We agree to the outlined declaration

Signed

Eliot Baker

Date

19/07/2024