MANCHESTER CITY COUNCIL

Planning
Telephone: +44 (0)161 234 4516
planning@manchester.gov.uk
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: 130

Suffix:

Property Name:

Address Line 1: Withington Road

Address Line 2:

Address Line 3: Manchester

Town/city: Manchester

Postcode: M16 8FB

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

Easting (x): 382970

Northing (y): 395059

Description:

Applicant Details

Name/Company

Title

Mr.

First name

Shahzad

Surname

Anwar

Company Name

Address

Address line 1

130 Withington Road

Address line 2

Address line 3

Town/City

Manchester

County

Manchester

Country

Postcode

M16 8FB

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

Mr.

First name

Niamat

Surname

Ali

Company Name

NA Design

Address

Address line 1

47

Address line 2

Egerton Road South

Address line 3

Chorlton cum Hardy

Town/City

Manchester

County

Country

United Kingdom

Postcode

M21 0YW

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 single storey rear extension following demolition of existing outbuilding, installation of dormers to rear elevation including conversion of upper floors into self-contained flat.

Reference number

139297/FO/2024

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

30/04/2024

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

Condition number(s)

4,5,6,9

Has the development already started?

◯ Yes
⊘ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

◯ Yes
⊘ No

Discharge of Conditions

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

Condition 4: Bins/refuse storage details attached.
Condition 5: Any externally mounted plant/equipment removed.
Condition 6: Acoustic and Part O overheating assessment attached.
Condition 9: Secure by Design, Front steel gate to rear yard which will be shared only with flat residents and Whalley Range Dental Practice, no unauthorized access, gate security and locking system to be upgraded. Flat entrance door to be PAS24 standard. Area is well lit to front street light in front of the property. Motion sensor lights installed to passage and rear yard.

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

Niamat Ali

Date

01/08/2024