



Planning

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Mr Michal Laskowski
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Date: 9 November 2023

Dear Sir/Madam,

**Town & Country Planning (General Permitted Development Order) (England) 2015
(as amended) Schedule 2, Part 16
Application No: 138156/TEL/2023
Prior Approval for the installation of a 20 metre high telecommunication mast
together with associated equipment and cabinets at Land At Falmer Close &
Underwood Close, Manchester, M18 8XJ,**

I write with reference to the above application and advise you that prior approval will be required for the siting and appearance of the proposed apparatus and in this case is **approved** for the following reason(s):

The City Council is satisfied that this development has been sited and designed to minimise the impact on residential amenity and the visual amenity of the surrounding area. The proposal is also suitably sited to ensure there is no detriment to highway and pedestrian safety. Accordingly, the proposal complies with Section 10 of the National Planning Policy Framework (2019), policies SP1 (Spatial Principles) and DM1 (Development Management) of the Core Strategy for the City of Manchester and saved policy DC17.1 (Telecommunications) of the Unitary Development Plan for the City of Manchester. Therefore, consent is hereby granted in accordance with the information accompanying application referenced 138156/TEL/2023, namely:

- a. Drawing - Proposed 21 Sep 2023 X3 SITE PLAN AND ELEVATION INC. LOCATION PLAN
- b. Correspondence 21 Sep 2023 COVERING LETTER
- c. Supporting Information 21 Sep 2023 DECLARATION OF ICNIRP COMPLIANCE

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, saved policy DC17.1 of the Unitary Development Plan for the City of Manchester and the National Planning Policy Framework.

The development be removed, as soon as reasonably practicable after it is no longer required for electronic communications purposes; and such land or building is restored to

its condition before the development took place, or to any other condition as may be agreed in writing between the local planning authority and the developer.

Reason: Pursuant to The Town and Country Planning (General Permitted Development) (England) Order 2015.

Officers have collaborated with the applicant in a positive and proactive manner. No significant problems have arisen during the consideration of this application.

Should you wish to discuss this matter any further please contact Joshua Lee.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Julie Roscoe', with a stylized, cursive script.

Julie Roscoe
Director of Planning, Building Control & Licensing