

**Planning**

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Manchester M60 2LA

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

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	42
Suffix	
Property Name	
Address Line 1	Polefield Road
Address Line 2	
Address Line 3	Manchester
Town/city	Manchester
Postcode	M9 7FL

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

Easting (x)	Northing (y)
386023	402878

Description

Applicant Details

Name/Company

Title

First name

Christopher

Surname

Farmiloe

Company Name

Address

Address line 1

42 POLEFIELD ROAD

Address line 2

Blackley

Address line 3

Town/City

MANCHESTER

County

Country

United Kingdom

Postcode

M9 7FL

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

Proposal: Erection of single storey side and rear extension to form additional living accommodation

Reference number

130736/FH/2021

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

04/08/2021

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

Condition number(s)

4

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

12/05/2023

Has the development been completed?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

From Curtin's Senior Geo-Environmental Engineer: -

- Property is located approximately 170m from a Historical Landfill (known as Land off White Moss Road)
- From historical maps, it is likely this historical feature is associated with a historical sand pit and field works (shown below on a 1913 historical map)
- As can be seen from the OS map, the topographical contours to the north of the property show a valley between the historical landfill 170m to the north and your property to the south. Again, just to repeat, removing a pathway of continuity between the source and the receptor, reducing the risk of ground gasses
- The property is shown to be underlain by Glacial Till (cohesive clay) deposits, known to be a low permeability deposit, reducing the potential pathway for ground gasses to migrate towards the property. In addition, a deposit of glaciofluvial deposits is identified between the historical landfill (source) and your property (receptor), this would act as a preferential pathway for any gases that may be migrating from the north, reducing even further the potential risk of ground gasses beneath your property.
- In accordance with LCRM (2020), identifying a Source-Pathway-Receptor is required to define a risk. In your situation, I don't believe we have a relevant pathway by which a source could impact the receptor.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

To be removed

Site Visit

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

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

130736/FH/2021

Date (must be pre-application submission)

15/05/2023

Details of the pre-application advice received

Email and telephone correspondence with Tracie and Carl, who advised to submit this application

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

☒ Yes

☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

☐ Yes

☒ No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

☒ The Applicant

☐ The Agent

Title

Mr

First Name

Christopher

Surname

Familoe

Declaration Date

13/06/2023

☒ Declaration made

Declaration

I / We hereby apply for Removal/Variation of a condition as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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.

☒ I / We agree to the outlined declaration

Signed

Christopher Farmiloe

Date

13/06/2023