

Julie Roscoe
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Your ref:

Our ref: 2023-12-22 LPA

Date: 22 December 2023

Dear Ms Roscoe

FORMER WALKERS SITE 73 CRABTREE LANE, CLAYTON, MANCHESTER, M11 4GU

DEMOLITION OF ALL EXISTING BUILDINGS AND STRUCTURES AND THE ERECTION OF 9 NO. UNITS (IN 3 NO. BUILDINGS) WITH ACCESS AND SERVICING ARRANGEMENTS, CAR PARKING, LANDSCAPING AND ASSOCIATED WORKS (USE CLASSES E (G) (III), B2 AND B8)

PLANNING PORTAL REFERENCE: PP-12662043

Further to pre-application discussions with your Senior Planning Officer Ms Sue Wills, I have today lodged a full planning application relating to the above-mentioned site. The description of development is as set out above.

The Applicant is Chancerygate Manchester Ltd.

Supporting Documents

Annex 1 enclosed herewith identifies the plans, drawings and documents submitted in support of the full planning application. The scope of the application was agreed with Officers as part of the very helpful pre-application discussions.

Statutory Planning Application Fee

The development comprises 9 no. units in 3 no. buildings for commercial use which would measure an external area of 5,535.6 sq. m. The appropriate planning application fee is therefore £35,144.00 plus the service charge payable to the Planning Portal. The applicant has been nominated to pay these monies.



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Summary

We trust that you will find this full planning application to be in order. We look forward to receiving confirmation that the application has been registered and validated as soon as possible. Thereafter we look forward to working constructively with you and your Officers through to determination.

If you have any queries about the enclosed full planning application, I would be pleased to speak with you but in my absence please speak with my colleagues Marc Hourigan or Nick Brookman who would be very happy to help.

Yours sincerely

A handwritten signature in black ink, appearing to read 'B Moss', with a horizontal line extending to the right.

BEVERLEY MOSS BA (Hons) MA MRTPI
Associate Director

cc: Chancerygate Manchester Ltd
Marc Hourigan } Hourigan Planning
Nick Brookman }

Encl. Annex 1