

The Planning Inspectorate

HOUSEHOLDER PLANNING APPEAL FORM (Online Version)

WARNING: The appeal **and** essential supporting documents must reach the Inspectorate within the appeal period. **If your appeal and essential supporting documents are not received in time, we will not accept the appeal.**

Appeal Reference: APP/B4215/D/23/3326112

A. APPELLANT DETAILS

The name of the person(s) making the appeal must appear as an applicant on the planning application form.

Name

MRS NAHEED ASIM

B. AGENT DETAILS

Do you have an Agent acting on your behalf?

Yes

☒ No

☐

Name

MR RASHID MEHMOOD

Company/Group Name

PLANNING SERVICES

C. LOCAL PLANNING AUTHORITY (LPA) DETAILS

Name of the Local Planning Authority

Manchester City Council

LPA reference number

134604/FH/2022

Date of the application

22/08/2022

Did the LPA issue a decision?

Yes

☒ No

☐

Date of LPA's decision

06/07/2023

D. APPEAL SITE ADDRESS

Is the address of the affected land the same as the appellant's address?

Yes

☒ No

☐

Address

31 Clitheroe Road
Manchester
M13 0GE

Is the appeal site within a Green Belt?

Yes

☐ No

☒

Are there any health and safety issues at, or near, the site which the Inspector would need to take into account when visiting the site?

Yes

☐ No

☒

E. DESCRIPTION OF THE DEVELOPMENT

Has the description of the development changed from that stated on the application form?

Yes

☐ No



Please enter details of the proposed development. This should normally be taken from the planning application form.

Erection of two storey rear extension to from additional living a accommodation

F. REASON FOR THE APPEAL

The reason for the appeal is that the LPA has:

1. Refused planning permission for the development.
2. Refused permission to vary or remove a condition(s).
3. Refused prior approval of permitted development rights.



G. CHOICE OF PROCEDURE

There are three different procedures that the appeal could follow. Please select one.

1. Written Representations



(a) Could the Inspector see the relevant parts of the appeal site sufficiently to judge the proposal from public land?

Yes

☒ No



(b) Is it essential for the Inspector to enter the site to check measurements or other relevant facts?

Yes

☒ No



Please explain.

The proposal was rejected because it would have created obtrusive tunnels for nearby residences, overshadowed room windows, and blocked any driveways on Weaverham Close. To begin with, 23 Clitheroe Road, with a two-storey construction, and 27 Clitheroe Road, with a one-story building, have the extension in place, and neither of these structures produce overshadowing or block rear yards or driveways, therefore I'm unclear as to why my request was turned down. I strongly believe that this is not fair.

Furthermore, the main purpose of this application was to obtain additional living space, particularly for my daughters. With the cost-of-living allowances, we are unable to construct a loft in our house to add more space because doing so would not only be costly but also destroy our home because doing so would reduce the amount of living space available.

Currently, my girls, who range in age from 21 to 16 to 12 years old, share a room. We made this request nearly over a year ago to secure additional study space for my 16-year-old daughter so that she could prepare for her GCSEs, however we were rejected. The space just cannot accommodate the three of them due to the additional impairment that my 16-year-old has, which requires help and care. Both my 16-year-old, who will transfer to college in September, and my 21-year-old, who is in university, need a place to study.

The fact that the girls share a king-size bed and cannot fit all three of them in it makes it difficult for them to sleep at night. They have trouble concentrating and doing daily duties at home, at work, or both when they are sleep deprived. They require different beds and more space to breathe and live. Since the window is small and only provides a small amount of air, the ceilings are humid, causing damp and dust which is giving them breathing problems and skin rashes.

If this extension is approved, I think my personal issues can be resolved. I feel that with the council's assistance, my daughters will finally be able to live, study, and work in a decent environment. I fail to understand why it is being rejected. I'm hoping you can grasp this situation and take prompt action to

assist my family and I. I am happy to send any supporting documents, if needed, my intentions are not to invade any residential area but to improve the quality of living and wellbeing for my children. I've waited a year already; please give me this acceptance as quickly as possible. I am sure you will be able to help. I look forward to hearing from you.

2. Hearing

☐

3. Inquiry

☐

H. GROUNDS OF APPEAL

The grounds of appeal are:

☒ see 'Appeal Documents' section

Do you have a separate list of appendices to accompany your grounds of appeal? Yes ☐ No ☒

Have you made a costs application with this appeal? Yes ☐ No ☒

I. (part one) SITE OWNERSHIP CERTIFICATES

Which certificate applies?

CERTIFICATE A

I certify that, on the day 21 days before the date of this appeal, nobody, except the appellant, was the owner of any part of the land to which the appeal relates;

☒

CERTIFICATE B

I certify that the appellant (or the agent) has given the requisite notice to everyone else who, on the day 21 days before the date of this appeal, was the owner of any part of the land to which the appeal relates, as listed below:

☐

CERTIFICATE C and D

If you do not know who owns all or part of the appeal site, complete either Certificate C or Certificate D and attach it below.

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I. (part two) AGRICULTURAL HOLDINGS

We need to know whether the appeal site forms part of an agricultural holding.

(a) None of the land to which the appeal relates is, or is part of, an agricultural holding.

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(b)(i) The appeal site is, or is part of, an agricultural holding, and the appellant is the sole agricultural tenant.

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(b)(ii) The appeal site is, or is part of, an agricultural holding and the appellant (or the agent) has given the requisite notice to every person (other than the appellant) who, on the day 21 days before the date of the appeal, was a tenant of an agricultural holding on all or part of the land to which the appeal relates, as listed below.

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J. SUPPORTING DOCUMENTS

01. A copy of the application form sent to the LPA.

☒

02. A copy of the LPA's decision notice.

☒

K. OTHER APPEALS

Have you sent other appeals for this or nearby sites to us which have not yet Yes ☐ No ☒

been decided?

L. NOW SEND

Send a copy to the LPA

Send a copy of the completed appeal form, the personal details form and any supporting documents (including the full grounds of appeal) not previously sent as part of the application to the LPA. If you do not send them a copy of this form and documents, we may not accept your appeal.

To do this by email:

- open and save a copy of your forms
- locating your local planning authority's email address:
<https://www.gov.uk/government/publications/sending-a-copy-of-the-appeal-form-to-the-council>
- attaching the saved forms including any supporting documents

To send them by post, send them to the address from which the decision notice was sent (or to the address shown on any letters received from the LPA).

When we receive your appeal form, we will write to you letting you know if your appeal is valid, who is dealing with it and what happens next.

You may wish to keep a copy of the completed form for your records.

M. APPEAL DOCUMENTS

We will not be able to validate the appeal until all the necessary supporting documents are received.

Please remember that all supporting documentation needs to be received by us within the appropriate deadline for the case type. Please ensure that any correspondence you send to us is clearly marked with the appeal reference number.

You will not be sent any further reminders.

The documents listed below were uploaded with this form:

Relates to Section: GROUNDS OF APPEAL

Document Description: The grounds of appeal

File name: To Whom It May Concern.docx

Relates to Section: SUPPORTING DOCUMENTS

Document Description: 01. A copy of the original application form sent to the LPA.

File name: Proposal.pdf

Relates to Section: SUPPORTING DOCUMENTS

Document Description: 02. A copy of the LPA's decision notice.

File name: ufm22_Decision_Notice (1).pdf

Completed by MRS NAHEED ASIM

Date 17/07/2023 19:04:04