

## The Planning Inspectorate

### ADVERTISEMENT CONSENT OR DISCONTINUANCE NOTICE APPEAL FORM (Online Version)

**WARNING:** If we do not receive **all** of the supporting documents by the end of the 8 week appeal period, the appeal will not be accepted.

**Appeal Reference: APP/B4215/Z/23/3319462**

#### A. APPELLANT DETAILS

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

|                          |                                                                         |
|--------------------------|-------------------------------------------------------------------------|
| Name                     | . C/O Edgeplan Ltd .                                                    |
| Company/Group Name       | Cheshire Cheese Assets Ltd                                              |
| Address                  | 7 Charlotte Street<br>Manchester<br>M1 4DZ                              |
| Preferred contact method | Email <input checked="" type="checkbox"/> Post <input type="checkbox"/> |

#### B. AGENT DETAILS

|                                             |                                                                         |
|---------------------------------------------|-------------------------------------------------------------------------|
| Do you have an Agent acting on your behalf? | Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>     |
| Name                                        | Mr James Berggren                                                       |
| Company/Group Name                          | EdgePlan Ltd                                                            |
| Address                                     | 7 Charlotte Street<br>Manchester<br>M1 4DZ                              |
| Phone number                                | 07496109559                                                             |
| Email                                       | james.berggren@edgeplan.co.uk                                           |
| Preferred contact method                    | Email <input checked="" type="checkbox"/> Post <input type="checkbox"/> |

#### C. LOCAL PLANNING AUTHORITY (LPA) DETAILS

|                                      |                         |
|--------------------------------------|-------------------------|
| Name of the Local Planning Authority | Manchester City Council |
| LPA reference number                 | 136118/AO/2023          |
| Date of advertisement application    | 01/02/2023              |

Did the LPA issue a decision?

Yes



No



Date of LPA's decision

20/03/2023

#### D. APPEAL SITE ADDRESS

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

Yes



No



Does the appeal relate to an existing property?

Yes



No



Address

32 Oldham Road  
MANCHESTER  
M4 5FE

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



a. Has the land/site owner's consent been obtained?

Yes



No



b. Is the site on highway land?

Yes



No



c. Is the advertisement in position?

Yes



No



#### E. DESCRIPTION OF ADVERTISEMENT(S)

Please provide description(s), measurements and colours, including details of illumination (if any), of the advertisement(s) involved in the appeal. The description is set out in:

☒ the box below

Halo Illuminated Lettering Fascia Sign

Height: 1.4 metres

Width: 4 metres

Depth: 0.06 metres

Height from the ground to base of the advertisement: 2.5 metres

maximum projection of the advertisement from the face of the building: 0.06 metres

maximum height of any of the individual letters and symbols: 0.3 centimetres

Materials that the advertisement is made of: Stainless Steel Letters Powder Coated lettering

Colour of text and background: Red/Blue

Illuminated internally or externally: Internally/Halo

Illuminance levels: 20 cd/m

Illumination - static or intermittent: Static

Vinyl Signs x 5 (non Illuminated)

Height: 1.97 metres

Width: 1.26 metres

Depth: 0.01 metres

Height from ground to base of the advertisement: 0.19 metres

Maximum projection of the advertisement from face of the building: 0.01 metres

Maximum height of any of the individual letters and symbols: 10 centimetres

Materials advertisement is made of: Vinyl - window decal

Colour of text and background: Red, blue & white text black background

Vinyl Signs x 3 (non-illuminated)

Height: 1.35 metres

Width: 1.26 metres

Depth: 0.01 metres

Height - ground to the base of the advertisement: 0.19 metres

Maximum projection of the advertisement from the face of the building: 0.01 metres

Maximum height of any of the individual letters and symbols: 10 centimetres  
Materials advertisement is made of: Vinyl - window decal  
Colour of text and background - Red, blue and white text black background

## F. REASON FOR THE APPEAL

The reason for the appeal is that the LPA has:

1. Refused consent for the advertisement(s) shown on the application form. ☒
2. Granted consent for the advertisement(s) subject to conditions to which you object. ☐
3. Failed to give notice of its decision within the appropriate period (usually 8 weeks) of an application for consent. ☐
4. Served a discontinuance notice. ☐

## G. CHOICE OF PROCEDURE

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

1. Written Representations ☒
2. Hearing ☐

## 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 ☒

## I. SUPPORTING DOCUMENTS

- The application made to the LPA. ☒
- All relevant plans and particulars submitted to the LPA. ☒
- Any notice of decision. ☒
- Any other relevant correspondence with the authority. ☐
- The discontinuance notice. ☐
- Any notice variations. ☐
- Any relevant correspondence with the authority. ☐

## J. OTHER APPEALS

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

## K. CHECK SIGN AND DATE

**(All supporting documents must be received by us within the 8 week time limit)**

I confirm that all sections have been fully completed and that the details are correct to the best of my knowledge.

I confirm that I will send a copy of this appeal form and supporting documents (including the full grounds of appeal) to the LPA today.

**Signature**

Mr James Berggren

**Date**

29/03/2023 12:37:32

**Name**

Mr James Berggren

**On behalf of**

. C/O Edgeplan Ltd .

The gathering and subsequent processing of the personal data supplied by you in this form, is in accordance with the terms of our registration under the Data Protection Act 2018.

The Planning Inspectorate takes its data protection responsibilities for the information you provide us with very seriously. To find out more about how we use and manage your personal data, please go to our [privacy notice](#).

## L. NOW SEND

### Send a copy to the LPA

Send a copy of the completed appeal form and any supporting documents (including the full grounds of appeal) to the LPA. There is no need to send them all the documents again, send them any which were not previously sent as part of the application or in relation to the discontinuance notice.

To do this by email:

- open and save a copy of your appeal form
- 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 appeal form including any supporting documents

To send them by post, send them to the address from which the decision notice or discontinuance 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:** Appeal Statement.pdf

**Relates to Section:** SUPPORTING DOCUMENTS

**Document Description:** The application made to the LPA.

**File name:** ApplicationForm.pdf

**Relates to Section:** SUPPORTING DOCUMENTS

**Document Description:** All relevant plans and particulars submitted to the LPA.

**File name:** Site Location Plan.pdf

**File name:** Urgent Care Front Elevation vinyls.pdf

**File name:** Signage Plans and Details.pdf

**File name:** Deluna To Scale Windows 1.pdf

**Relates to Section:** SUPPORTING DOCUMENTS

**Document Description:** Any notice of decision.

**File name:** Decision Notice 20.03.23.pdf

**Completed by** MR JAMES BERGGREN

**Date** 29/03/2023 12:37:32