MANCHESTER CITY COUNCIL

Planning
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PO Box 532 Town Hall
Manchester M60 2LA

Application for Approval of Details Reserved by Condition

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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

385553

Northing (y)

398487

Description

Land bound by Old Mill Street and Great Ancoats Street, Manchester, M4 6EE

Applicant Details

Name/Company

Title

Ms

First name

Emma

Surname

Payne

Company Name

Waterside Places c/o Muse Developments

Address

Address line 1

Muse Developments

Address line 2

Riverside House

Address line 3

Irwell Street

Town/City

Salford

County

Country

UK

Postcode

M3 5EN

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Simon

Surname

Fraser

Company Name

Ryder Architecture

Address

Address line 1

Innovation Centre

Address line 2

131 Mount Pleasant

Address line 3

Town/City

Liverpool

County

Country

United Kingdom

Postcode

L3 5TF

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

Variation of condition number 2 (specified plans) from planning approval reference 126669/FO/2020 to allow for amendments to: the ground floor internal layout with associated amendments to elevations and entrances, and waste area for the commercial unit; layout changes to level 11 and relocation of a door to access terrace and addition of photovoltaic cells to roof area; roof top based plant equipment and addition of associated screen; elevational alterations; and vehicular access gate to be changed to a swing gate with a consequential reduction in the number of car parking spaces from 19 to 17; and amendments to the approved Environmental Standards Statement and Energy Statement to reflect design changes for air permeability of the development.

Reference number

128850/JO/2020

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

15/04/2021

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

Condition number(s)

9 - Energy Certificates etc

Has the development already started?

- [x] Yes
- [ ] No

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

06/09/2021

Has the development been completed?

- [x] Yes
- [ ] No

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

07/08/2023

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

◯ Yes
⊘ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Islington Wharf Phase 4 - Block Compliance Report - IW.02.01 As Designed 2023-08-14

Islington Wharf Phase 4 - Commercial Unit -Shell and Core - BRUKL 230817

Islington Wharf Phase 4 - Residential - As Built - BRUKL 230817

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

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

Email 128850/JO/2020 - Cond 9 - Energy Statement

Date (must be pre-application submission)

05/07/2023

Details of the pre-application advice received

Timescale for submission of information to discharge condition 09 agreed.

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Simon Fraser

Date

18/08/2023