

Re: Urgent affordable housing condition discharge CDN /23/0269 Levenshulme Road

Carol Western

Tue 13/06/2023 15:46

To: Sue Wills <sue.wills@manchester.gov.uk>; Tommy Chapman <Tommy.Chapman@manchester.gov.uk>

Dear Sue,

Many thanks for sharing. Tommy and I have reviewed the Affordable Housing statement and are happy that this covers the points outlined in condition number 24.

Best wishes,
Carol

Carol Western
Project Manager

Strategic Housing | Growth and Development Directorate | Manchester City Council

Mobile: 07940 751955

Email: carol.western@manchester.gov.uk

Web: <http://www.manchester.gov.uk>

I♥MCR

From: Sue Wills <sue.wills@manchester.gov.uk>

Sent: 13 June 2023 12:04 PM

To: Carol Western <carol.western@manchester.gov.uk>; Tommy Chapman <Tommy.Chapman@manchester.gov.uk>

Subject: Urgent affordable housing condition discharge CDN /23/0269 Levenshulme Road

Proposal: Erection of 6 x 2 storey dwellinghouses and 3 storey building to form 31 apartments (Class C3) together with parking, access road, landscaping and boundary treatment
Land Between 121-131 Levenshulme Road, Manchester, M18 7NF

Dear Carol and Tommy,

condition no. 24 attached to the above planning permission requires that

24) Prior to the commencement of the development (excluding demolition works), a scheme for the provision of affordable housing on the site shall be submitted for approval in writing by the City Council, as Local Planning Authority. The scheme shall comprise:

- i. the type and tenure (such tenures being consistent with the definition of affordable housing in Annex 2 of the NPPF or any definition of affordable housing that replaces it) which shall consist of 100% of the dwelling houses;*
- ii. confirmation that the affordable dwellings will be made available on affordable housing terms for both first and subsequent occupiers of the affordable housing dwellings (subject to such exclusions and exemptions as may be approved by the City Council);*
- and iii. the eligibility criteria to be used for determining who may occupy the affordable housing dwellings (which shall not be required to include any local connection criteria in the case of shared ownership housing).*
- iv. The approved affordable housing scheme shall be implemented as part of the development and thereafter observed in perpetuity subject to the exclusions and exemptions set out in the approved*

affordable housing scheme.

Reason - In order to provide affordable housing at the site and to deliver an identified housing need in accordance with policies H4 and H8 of the Manchester Core Strategy (2012) and the National Planning Policy Framework.

Please can you advise if condition no.24 can be discharged on the basis of the content of the attached document which has been submitted with a view to discharge this condition.

Many thanks

Sue Wills
Principal Planner
Development Management Areas
Planning
Growth and Development Directorate.
Manchester City Council
Floor 6 Town Hall Extension
Albert Square
P.O.BOX 532
M60 2LA
External Tel: 0161 234 4524
Internal extension 34524
Mobile 07788978633
Email: sue.wills@manchester.gov.uk
<http://www.manchester.gov.uk>

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