

**Planning**

Telephone: +44 (0)161 234 4516
planning@manchester.gov.uk
PO Box 532 Town Hall
Manchester M60 2LA

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning 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

St Michael's

Address Line 1

Address Line 2

Address Line 3

Town/city

Manchester

Postcode

M2 5GU

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

Easting (x)

383655

Northing (y)

398006

Description

Land Bounded By Jacksons Row, Bootle Street, Southmill Street & 201 Deansgate, Manchester, M2 5GU (St Michaels)

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

First name

Nikki

Surname

Sills

Company Name

Zerum

Address

Address line 1

South Central

Address line 2

11 Peter Street

Address line 3

Town/City

Manchester

County

Country

United Kingdom

Postcode

M2 5QR

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- ☒ Yes
☐ No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- ☒ Yes
☐ No
☐ Not applicable

Name of person notified:

***** REDACTED *****

House name:

Town Hall

Number:

Suffix:

Address line 1:

Albert Square

Address Line 2:

Town/City:

Manchester

Postcode:

M60 2LA

Date notice served:

07/06/2023

Name of person notified:

***** REDACTED *****

House name:

Number:

7

Suffix:

Address line 1:

Green Court, Green Walk

Address Line 2:

Bowden

Town/City:

Cheshire

Postcode:

WA14 7AF

Date notice served:

07/06/2023

Name of person notified:

***** REDACTED *****

House name:

Number:

12

Suffix:

Address line 1:

Warwick Drive

Address Line 2:

Hale

Town/City:

Altrincham

Postcode:

WA15 9DY

Date notice served:

07/06/2023

Name of person notified:

***** REDACTED *****

House name:**Number:**

19

Suffix:**Address line 1:**

Rockford Lodge

Address Line 2:**Town/City:**

Knutsford

Postcode:

WA16 8AH

Date notice served:

07/06/2023

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Variation of conditions 1 (implementation), 2 (approved drawings and documents), 4 (construction management plan), 5 (ground conditions), 6 (archaeology), 7 (waste management), 10 (drainage), 12 (solid panels), 15 (highway surfacing), 20 (parking strategy), 37 (air quality), 45 (wheel wash), 47 (television reception), 48 (building contract) and 51 (phasing) so as to make minor material changes to consent referenced 125549/JO/2019 (as amended by 127950/NMC/2020) for the partial demolition of existing buildings. Development up to 171.6m AOD comprising residential (Use Class C3), offices (Use Class B1), hotel (Use Class C1), place of worship (Use Class D1) and leisure/ food and drink uses (Classes A1, A3, A4, A5 and D2). Creation of public spaces and new public realm, provision of basement car parking, highway alterations, landscaping and associated works.

Reference number

131612/JO/2021

Date of decision

22/10/2021

What was the original application type?

Full planning & demolition in a conservation area

For the purpose of calculating fees, which of the following best describes the original development type?

- ☐ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☒ **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendments to the wording of the description of development.

Please state why you wish to make this amendment

To respond to changes applied for under a concurrent Section 73 application.

Are you intending to substitute amended plans or drawings?

- ☐ Yes
☒ No

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

Date (must be pre-application submission)

06/06/2023

Details of the pre-application advice received

Method of proposed amendment

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff**
- (b) an elected member**
- (c) related to a member of staff**
- (d) related to an elected member**

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Declaration

I / We hereby apply for Non-Material Amendment as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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

Kate Salter

Date

07/06/2023