

Town & Country Planning Act 1990 (as amended)
Planning (Listed Building & Conservation Area) Act 1990 (as amended)

Approval of details reserved by condition

Applicant

NOMA (GP) Ltd
C/o Hermes Investment Management
150 Cheapside
London
EC2V 6ET

Agent (if used)

Mr Peter Mickleburgh
Bowmer + Kirkland
1st Floor Altitude
Atlas Business Park
Manchester
M22 5PR

Part 1 – Particulars of the application/development

Proposal: Discharge of planning conditions 7 (Drainage management), 10 (off site highways) and 11 (landscaping) attached to planning permission 123438/FO/2019

Location: Land To The Corner Of Corporation Street And Angel Street, Manchester

Date of application: 17 March 2023

Application number: CDN/23/0192

Part 2 – Particulars of decision

Manchester City Council gives notice that the detail(s) referred to in Part 1 are **Approved** in accordance with the information set out below.

Condition 7 Drainage Management

The following information has been submitted in respect of this planning condition:

- Email from Peter Mickleburgh received by the City Council, as Local Planning Authority, on the 5 June 2023
- Suds verification report received by the City Council, as Local Planning Authority, on the 31 May 2023
- Drainage details received by the City Council, as Local Planning Authority, on the 17 March 2023

The above information has been considered and is acceptable.

Condition 7 is now formally discharged.

Condition 10 Off site highways

The following information has been submitted in respect of this planning condition:

- 073521-CUR-00-XX-CA-C-92008
073521-CUR-00-XX-CA-C-92009
073521-CUR-00-XX-DR-C-95001
073521-CUR-00-XX-DR-C-95002
073521-CUR-00-XX-DR-C-95003
073521-CUR-00-XX-DR-C-95004
073521-CUR-00-XX-DR-C-95005
073521-CUR-00-XX-DR-C-95006
073521-CUR-00-XX-DR-C-95007
073521-CUR-00-XX-DR-C-95008

received by the City Council, as Local Planning Authority, on the 17 March 2023

The above information has been considered and is acceptable. The development shall be carried out in accordance with the above information.

Condition 10 is now formally discharged.

Condition 11 Landscaping

The following information has been submitted in respect of this planning condition:

NP4-PLA-04-XX-DR-L-0002
NP4-PLA-04-XX-DR-L-1000
NP4-PLA-04-XX-DR-L-1001
NP4-PLA-04-XX-DR-L-2000
NP4-PLA-04-XX-DR-L-2002
NP4-PLA-04-XX-DR-L-2004
NP4-PLA-04-XX-DR-L-2009
NP4-PLA-04-XX-DR-L-3001
NP4-PLA-04-XX-DR-L-4001
NP4-PLA-04-XX-DR-L-5000
NP4-PLA-04-XX-DR-L-5004
NP4-PLA-04-XX-DR-L-5009
NP4-PLA-04-XX-DR-L-5017
NP4-PLA-04-XX-DR-L-5019
NP4-PLA-04-XX-DR-L-5020

received by the City Council, as Local Planning Authority, on the 17 March 2023

The above information has been considered and is acceptable.

Condition 11 is now formally discharged.

Date: 13 July 2023

Signed:

A handwritten signature in black ink, appearing to be 'J. Lewis' or similar, written in a cursive style.

Julie Roscoe
Director of Planning, Building Control & Licensing

Manchester City Council, P O Box 532, Town Hall, Manchester M60 2LA

Notes

1. This permission refers only to that required under the Town and Country Planning Act 1990 (as amended) or Planning (Listed Building & Conservation Area) Act 1990 (as amended) does not include any consent or approval under any other enactment, byelaw, order or regulation.

2 If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, they may appeal to the Secretary of State in accordance with Section 78(1) of the Town and Country Planning Act 1990 or sections 20 and 21 of the Planning (Listed Building & Conservation Area) Act 1990 within six months of the date of the notice of the decision.

The Planning Inspectorate have introduced an online appeals service that can be used to make appeals online. This service is available through the gov.uk website – www.gov.uk/appeal-planning-inspectorate. The Inspectorate will publish details of your appeal on the internet.

Alternatively, appeals can be made on a form which is obtainable from Planning Inspectorate, Customer Support Unit, Room 3/15, Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 or by telephone 0117 372 6372.

The Secretary of State has power to allow a longer period for the giving of a notice of appeal but they will not normally be prepared to exercise this power unless there are special circumstances that excuse the delay in giving notice of appeal.

3. The statutory requirements are those set out in Section 79(6) of the Town and Country Planning Act 1990, namely Sections 70(1) and 72(1) of the Act.

4. If either the local planning authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that they can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.

In these circumstances, the owner may serve a purchase notice on the Council in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990

5. In certain circumstances, a claim may be made against the local planning authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to them. The circumstances in which such compensation is payable are set out in Section 114 of the Town and Country Planning Act 1990.