



Planning

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Mrs Amy Axon
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Manchester
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Date: 6 March 2023

Dear Sir/Madam,

Application under Section 96a of the Town & Country Planning Act 1990 (as amended) for a Non-Material change to a planning permission

Application No: 136200/NMC/2023

Description: Non-material amendment to planning permission reference 133637/VO/2022 to remove entrance canopy from the development together with removal of original porch

Location: School Bungalow , College Road, Manchester, M16 0AA

I refer to your application for a non-material amendment to planning permission reference 133637/VO/2022.

The details of the proposed amendment relate to the removal of entrance canopy from the development together with removal of original porch.

Following an assessment of the details submitted, I can confirm that the proposed amendment is considered to be of a non-material nature and is considered to be acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed change will have no material impact upon the character of the development or upon the visual amenity of nearby occupiers.

Therefore I can confirm that the proposed amendments are hereby **approved**.

It should be noted that this letter of consent does not supersede the decision notice attached to planning permission 133637/VO/2022. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 133637/VO/2022 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

2) The development hereby approved shall be carried out in accordance with the following drawings and documents:

-21-0047-20A-001 revision PO3 received 7 June 2022

-21-0047-20A-002 revision P03 received 7 June 2022

-Tree Survey by Landscape Design (two documents) received 28 April 2022

As amended by:

-Application for a Non-Material Amendment Following a Grant of Planning Permission received 8 February 2023.

-21-0047-20A-001 revision P04 received 8 February 2023.

-21-0047-20A-002 revision P04 received 8 February 2023.

Reason - To ensure that the development is carried out in accordance with the approved plans, pursuant to policies SP1 and DM1 of the Core Strategy for the City of Manchester.

Should you wish to discuss the matter further, please contact Katie Raw using the details above.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Julie Roscoe', written in a cursive style.

Julie Roscoe

Director of Planning, Building Control & Licensing