



The Planning Inspectorate

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BS1 6PN

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Your Ref:
Our Ref: APP/B4215/Y/23/3314319

Mr A Nicholls
Alyn Nicholls, Chartered Town Planner
140 Denby Lane
Upper Denby
Huddersfield
HD8 8UN

22 February 2023

Dear Mr Nichols,

Planning (Listed Buildings and Conservation Areas) Act 1990
Appeal by Feltham Management Limited
Site Address: 363 Wilmslow Road, Manchester, M14 6XU

Thank you for sending us the above appeal(s).

You have completed site ownership certificate A on your appeal form certifying that nobody, other than the appellant, is an owner of any part of the land to which the appeal relates. However, I note that on the original application to the LPA certificate B was completed.

If the appeal form certificate is correct, please confirm this and explain why it differs from the original application stage certificate. However, if it is incorrect, please create and complete a new appeal site ownership certificate B in the form of words below and return it to me at the above email address as soon as possible. Please also send a copy to the LPA for their records. Notice of an appeal must be served on the site owner(s) at the time the appeal is made.

<https://www.gov.uk/government/publications/planning-appeals-how-to-complete-your-appeal-form>

CERTIFICATE B

I certify that the appellant (or the agent) has given the requisite notice to everyone else who, on the day 21 days before the date of this appeal, was the owner of any part of the land to which the appeal relates, as listed below:

Name:

Address at which notice of the appeal was served:

Date on which notice of the appeal was served:

Also, I have checked the appeal documents but you have not included:

The appendices to your full statement of case. The submitted document E2 is actually a duplicate copy of your statement and does not include the appendices listed.

Please email a copy of these to me at the above email address. If you have any queries about this letter, please email/phone or write to me.

Please remember that there is a 6 month deadline for the submission of all your outstanding appeal documents. This deadline runs from the date of the LPA's refusal notice or, if your appeal(s) is against the LPA's failure to make a decision, from the end of the 8 week period (or such longer period as you have formally agreed) which the LPA had to determine the application.

If we have not received all your appeal documents by 11 March 2023, we will not be able to proceed and your appeal(s) will be turned away.

As your appeal is currently not considered valid please note that there may be a delay of up to 3 weeks, following any response received in relation to this letter, before we are able to review this case again. Once reviewed, we will write to you to confirm if the appeal is valid and the next action we will take.

A copy of this letter has been sent to the LPA.

Yours sincerely,

Validation Officer A8

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<https://www.gov.uk/government/publications/planning-inspectorate-privacy-notice>