

Planning

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Manchester M60 2LA

Mrs Hayley Knight
SATPLAN Ltd
The Bridgewater Complex
36 Canal Street
Liverpool
L20 8AH

Date: 19 January 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: 135869/NMC/2022

Description: Non-material amendments to planning permission 125993/FO/2020 to allow for removal of the corner balcony; rearrangement of the stair and plant core of the building; relocation of the bicycle parking from the ground floor to the basement.

Location: Land At The Corner Of , Greenwood Road And Gladeside Road, Wythenshawe, Manchester, M22 9RA

I refer to your application for a non-material amendment to planning permission reference 125993/FO/2020.

The details of the proposed amendments are:

- a) removal of the corner balcony;
- b) rearrangement of the stair and plant core of the building;
- c) relocation of the bicycle parking from the ground floor to the basement.

Following an assessment of the details submitted, it is confirmed that the proposed amendments are considered to be of a non-material nature and are considered to be acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will have no material impact upon the levels of residential and visual amenity and pedestrian and highway safety enjoyed within the vicinity of the site.

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 125993/FO/2020. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 125993/FO/2020 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended conditions also now apply:

3) Condition 3) The development hereby approved shall be carried out in accordance with the following drawings:

- a) Drawing 02-02-001B, stamped as received on 22 January 2020
- b) Drawing 02-03-001I, stamped as received on 30 December 2022
- c) Drawing 02-03-002F, stamped as received on 30 December 2022
- d) Drawing 02-03-003F, stamped as received on 30 December 2022
- e) Drawing 02-03-099H, stamped as received on 30 December 2022
- f) Drawing 02-05-001E, stamped as received on 30 December 2022
- g) Drawing 02-05-002E, stamped as received on 30 December 2022
- h) Drawing 02-05-003E, stamped as received on 30 December 2022
- i) Drawing 02-05-004E, stamped as received on 30 December 2022
- j) Drawing 02-05-005C, stamped as received on 30 December 2022
- k) Drawing 02-05-006C, stamped as received on 30 December 2022
- l) Drawing 189-LYR-XX-ZZ-DWG-L-1001, stamped as received on 22 January 2020
- m) Drawing 189-LYR-XX-ZZ-DWG-L-1003, stamped as received on 22 January 2020
- n) Drawing 190315JC-01, stamped as received on 22 January 2020

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

Should you wish to discuss the matter further, please contact David Lawless using the details above.

Yours faithfully,



Julie Roscoe
Director of Planning, Building Control & Licensing