

Our Reference: 784-B118318

Planning Portal Reference: PP-11579621

FAO Sue Wills

Planning Department

Manchester City Council

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Manchester

M60 2LA

28th September 2022

Dear Sue

**SUBJECT: CO-OP BELLE VUE ACADEMY, HYDE ROAD, GORTON, MANCHESTER, M12 5AL
APPLICATION FOR A NON-MATERIAL AMENDMENT TO PLANNING PERMISSION 129076/VO/2021**

On behalf of the applicant Manchester City Council (and our client Sir Robert McAlpine), we have been instructed to submit a non-material amendment application associated to planning permission 129076/FO/2021. Permission at the above mentioned site was granted on 28th April 2021 for the following development description:

“CITY COUNCIL DEVELOPMENT - Erection of a part three, part two storey detached school building (Class F1) with associated sports facilities, access, car parking arrangements, landscaping and boundary treatments following the demolition of existing cinema building.”

The non-material amendment sought seeks to incorporate a number of minor design changes, principally to the elevations of the school building.

In order to formalise the amendments identified, an update to Condition 2 which lists the approved plans for the development is sought.

Various minor alterations to the school's facades, windows, doors and a number of other minor internal alterations have occurred over the detailed design period. This application reflects the latest design and seeks for a number of the approved plans listed on the decision notice to be updated to incorporate these non-material amendments to the approved design scheme. The minor design changes are summarised as follows;

- Curtain wall arrangement updated to teaching wing link, opening lights added;
- Curtain wall arrangement updated to ribbon glazing (main block);
- Top light louvre panel omitted to plant doors;
- Coloured glazing omitted from main hall;
- High level louvres added to sports changing elevation;
- Curtain wall arrangement updated to teaching wing link;

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- Curtain wall arrangement updated to ribbon glazing (main block);
- Window arrangement updated to main block gable;
- Glazing omitted to dance studio (main block gable);
- Louvre updated to a window on main block gable;
- Window added to main block gable;
- Escape door omitted from main hall;
- Curtain wall arrangement updated to Sports hall elevation;
- Curtain wall arrangement updated to dining elevation; and
- Window arrangement updated to due to fire requirements (main block rear elevation).

The above amendments are presented on a set of updated drawings. For clarity the external amendments have been highlighted on drawing '**Building Elevation Sheet 1 – Drawing No; 009433 01 – XX – DR – A – 020001_C02 (NMA Comments)**'

This application is accompanied by the following proposed substitute drawings, as identified in the below table with the original approved drawings they are intended to supersede noted;

Previously Approved Drawing (129076/VO/2021)	Proposed Amended Drawing
• Level 00 GA – Drawing No. 009433 00 – DR – A – 01 -0001 Rev. P04	• Level 00 GA – By Department – Drawing No. 009433 01 – 00 – DR – A – 010002 Rev C02
• Level 01 GA – Drawing No. 009433 01 – DR – A – 01 -0001 Rev. P04	• Level 01 GA – By Department – Drawing No. 009433 01 – 01 – DR – A – 010002 Rev C02
• Level 02 GA – By Department – Drawing No. 009433 02 – DR – A – 01 -0001 Rev. P04	• Level 02 GA – By Department – Drawing No. 009433 01 – 02 – DR – A – 010002 Rev C02
• Building Elevation Sheet 1 – Drawing No. 009433 XX – DR – A – 02 - 0001 rev. P02	• Building Elevation Sheet 1 – Drawing No. 009433 01 – XX – DR – A – 020001_Rev C02 • Building Elevation Sheet 1 – Drawing No. 009433 01 – XX – DR – A – 020001_Rev C02 (NMA Comments) (– Provided for information to highlight the changes)

In summary, this non-material amendment application seeks to amend condition 2 that lists the approved plans for the development in order to account for a number of minor alterations to the design of the school, as reflected in the revised drawings.

I trust this information is sufficient and look forward to receiving confirmation that the application has been made valid. Should you have any queries, please do not hesitate to contact me.

Yours sincerely,



Sam Beresford
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