

**Planning**

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PO Box 532 Town Hall
Manchester M60 2LA

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
384793	399661

Description

The application site extends to approximately 15.74ha and comprises an irregular shaped parcel of land to the east of Red Bank Road, west of Collyhurst Road and Dantzic Street. The site is bounded by commercial and industrial uses along Honey Street and Collingham Street to the north-west. It is bound by the Packaging Products industrial site to the north-east, by Collyhurst Road and Dantzic Street to the south-east, and by Roger Street and the former Red Bank Viaduct to the south-west.

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

Are you an agent acting on behalf of the applicant?

- ☒ Yes
☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

Contact Details

Primary number

Secondary number

Fax number

Email address

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

☒ Yes

☐ No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

☒ Yes

☐ No

☐ Not applicable

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Ground Floor

Address Line 2:

12 Stanhope Gate

Town/City:

London

Postcode:

W1K 1AW

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

1 Eversholt Street

Address Line 2:

Town/City:

London

Postcode:

NW1 2DN

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

6TH FLOOR

Address Line 2:

125 LONDON WALL

Town/City:

LONDON

Postcode:

EC2Y 5AS

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

2nd Floor Quay House

Address Line 2:

Quay Street

Town/City:

Manchester

Postcode:

M3 3RG

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Redbank House

Address Line 2:

4 St Chad's Street, Cheetham

Town/City:

Manchester

Postcode:

M8 8QA

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

PO Box 374, Richmond House

Address Line 2:

St Julian's Avenue, St Peter Port

Town/City:

Guernsey

Postcode:

GY1 3YS

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:**Address line 1:**

Borron Street

Address Line 2:**Town/City:**

Stockport

Postcode:

SK1 2JD

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:**Number:****Suffix:****Address line 1:**

Horizon House

Address Line 2:

Deanery Road

Town/City:

Bristol

Postcode:

BS1 5AH

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:**Number:****Suffix:****Address line 1:**

Richard Fairclough House

Address Line 2:

Knutsford Road

Town/City:

Warrington

Postcode:

WA4 1HT

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:**Number:****Suffix:****Address line 1:**

218 Moston Lane

Address Line 2:

Moston

Town/City:

Manchester

Postcode:

M40 9NS

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

36 Acreman Street

Address Line 2:

Sherborne

Town/City:

Postcode:

DT9 3NX

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Town Hall

Address Line 2:

Albert Square

Town/City:

Manchester

Postcode:

M60 2LA

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

1 Park Street

Address Line 2:

Town/City:

Macclesfield

Postcode:

SK11 6SR

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

1 Park Street

Address Line 2:

Town/City:

Macclesfield

Postcode:

SK11 6SR

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Richmond House

Address Line 2:

St. Julian's Avenue, St. Peter Port

Town/City:

Guernsey

Postcode:

GY1 1GZ

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

6th Floor

Address Line 2:

49 Peter Street

Town/City:

Manchester

Postcode:

M2 3NG

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

Unit 2, Abbots Business Park

Address Line 2:

Monks Way, Preston Brook

Town/City:

Runcorn

Postcode:

WA7 3GH

Date notice served:

02/08/2022

Name of person notified:

***** REDACTED *****

House name:

Number:

Suffix:

Address line 1:

2 Piccadilly Place

Address Line 2:

Town/City:

Manchester

Postcode:

M1 3BG

Date notice served:

02/08/2022

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

City Council Development for the creation of development platforms, including remediation and earthworks, and change in site levels, to allow delivery of future residential-led development at the Red Bank Neighbourhood, together with the construction of a new road and priority junction from Red Bank, new drainage infrastructure, utility and services connections and diversions, preparatory tree and shrub clearance, and demolition of certain existing structures, along with the creation of new and improved green infrastructure and landscaping including the improvements of St Catherine's Wood to form part of a City River Park, and other associated works.

Reference number

133143/VO/2022

Date of decision

14/07/2022

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- ☐ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☒ **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendment to the detailed wording of Condition 21 related to landscaping and ecology management. See supporting letter for full details.

Please state why you wish to make this amendment

To facilitate the phased discharge of the landscaping details and management aspects of the condition requirements.

Are you intending to substitute amended plans or drawings?

- ☐ Yes
- ☒ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
- ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
- ☐ The applicant
- ☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
- ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

Surname

Reference

Date (must be pre-application submission)

25/07/2022

Details of the pre-application advice received

Advised that in principle the amendment could be dealt with through a non-material change.

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
☒ No

Declaration

I / We hereby apply for Non-Material Amendment as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Ed Harvey

Date

15/08/2022