



Planning

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Manchester M60 2LA

Mr Sakib Begg
S Begg Designs
3 Hazel Grove
Manchester
M41 9LU

Date: 22 June 2022

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: 133910/NMC/2022

Description: Non-Material Amendment to planning permission 131598/FH/2021 to allow for revisions to the location of doors and windows

Location: 17 Dennison Avenue, Manchester, M20 1AE

I refer to your application for a non-material amendment to planning permission reference .

The proposed amendment relates to minor elevational alterations to window/door openings within the rear elevation at ground floor.

Following an assessment of the details and plans submitted, I can confirm that the proposed amendment is considered to be of a non-material nature and acceptable to the City Council as Local Planning Authority. The City Council is satisfied that the proposed change will not have any significant or detrimental impact upon residential and visual amenity or the character of the area.

The development hereby approved shall be carried out in accordance with the drawing numbered 'SB002 C1', stamped as received by the City Council as Local Planning Authority with the application form on the 27th May 2022.

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

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

Should you wish to discuss the matter further, please contact Constance Phillips using the details above.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Julie Roscoe', with a stylized, cursive script.

Julie Roscoe
Director of Planning, Building Control & Licensing