MANCHESTER CITY COUNCIL
Planning
Telephone: 0161 234 4516
planning@manchester.gov.uk
PO Box 532 Town Hall
Manchester M60 2LA

# Application for Approval of Details Reserved by Condition

## Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) 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

Land to the rear of

Address Line 1

Whitehouse Club Phase 2 - 24 Apartments

Address Line 2

Middleton Road

Address Line 3

Town/city

Crumpsall

Postcode

M8 4JZ

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

Easting (x)

383456

Northing (y)

403025

Description

## Applicant Details

### Name/Company

Title

First name

Surname

Dappa Homes

Company Name

Dappa Homes

### Address

Address line 1

c/o agent - Grays Architecture Ltd

Address line 2

16 Astley Brook Close

Address line 3

Town/City

Astley

County

Country

United Kingdom

Postcode

M29 7SS

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

### Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

## Agent Details

### Name/Company

Title

Mr

First name

Matthew

Surname

Gray

Company Name

Grays Architecture Ltd

### Address

Address line 1

16 Astley Brook Close

Address line 2

Astley

Address line 3

Town/City

Manchester

County

Country

Postcode

M29 7SS

## Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

## Description of the Proposal

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

Erection of a three storey building to for 24 apartments (Use Class C3a)
together with erection of 50, two storey dwellinghouses (Use Class C3a) with
associated external works, car parking, landscaping and other associated works

Reference number

131045/FO/2021

Date of decision (date must be pre-application submission)

07/03/2024

**Please state the condition number(s) to which this application relates**

Condition number(s)

C5 - Local Labour.
C7 - SI Validation.
C12 - ESS.
C13 - Drainage.
C14 - Landscaping.
C15 - Acoustic.
C20 - SBD.

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

01/05/2024

Has the development been completed?

- [ ] Yes
- [x] No

## Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

◯ Yes
⊘ No

## Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

C5 - Please find attached the finalised local labour statement and document confirming workforce proximity.
C7 - Please find attached the soil validation report preared for the site.
C12 - Please find attached the ESS verification statement prepared for the site.
C13 - Please find attached photographic evidence of drainage installation. This condition was previously included on application CDN/24/0985 and the information submitted deemed suitable however photographic evidence of all drainage installation was required (as attached)
C4 - Please find attached the latest landscaping proposals prepared for the site in line with discussions with Steve McCoombe.
C15 - Please find attached the noise monitoring verification report.
C20 - Please find attached the SBD certification.

## 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

## Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Matthew Gray

Date

23/01/2026