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

Whitworth Institute

Address Line 1

Oxford Road

Address Line 2

Address Line 3

Manchester

Town/city

Manchester

Postcode

M15 6ER

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

Easting (x)

384871

Northing (y)

395975

Description

Applicant Details

Name/Company

Title

MR

First name

ABDUL

Surname

HAFEEZ

Company Name

UNIVERSITY OF MANCHESTER

Address

Address line 1

DIRECTORATE OF ESTATES & FACILITIES

Address line 2

4.00b BEYER BUILDING

Address line 3

THE UNIVERSITY OF MANCHESTER

Town/City

Manchester

County

Manchester

Country

UNITED KINGDOM

Postcode

M13 9PL

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

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

Secondary number

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

Fax number

Email address

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

Agent Details

Name/Company

Title

MR

First name

Paul

Surname

Boyle

Company Name

SDA Consulting LLP

Address

Address line 1

SDA CONSULTING LLP

Address line 2

5TH FLOOR THE TOWER

Address line 3

DEVA CITY OFFICE PARK

Town/City

MANCHESTER

County

GREATER MANCHESTER

Country

UNITED KINGDOM

Postcode

M3 7BF

Contact Details

Primary number

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

Secondary number

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

Fax number

Email address

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

Description of the Proposal

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

Listed building consent to provide additional gutter / downpipes, dry rot eradication internally to the North Tower, the replacement of damaged terracotta finials to the East Elevation, and remedial works to the North spire.

Reference number

141767/LO/2024

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

18/12/2024

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

Condition number(s)

1, 2, 3, 4, 5, 6, 7, 8 & 9

Has the development already started?

- [x] Yes
- [ ] No

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

05/08/2025

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

Condition 1 - Start Date
Condition 2 - Drawings submitted
Condition 3 - Rainwater discharge details
Condition 4 - Schedule of Works
Condition 5 - Mortar specification
Condition 6 - Methodology for dismantling Finials
Condition 7 - Spire details
Condition 8 - Spire details
Condition 9 - Internal works

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

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

First Name

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

Surname

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

Reference

EMAIL OF THE 22ND OCTOBER 2024

Date (must be pre-application submission)

22/10/2024

Details of the pre-application advice received

Having reviewed the proposal with one of our conservation officers, I can confirmthat it is the City Council's view that there would be a requirement for Listed Building Consent for these works as the works appear to involve alterations to gutters, new gutters and rainwater pipes (Troup Bywaters and Anders Report) and internal works that are rather extensive in places.
Can we please arrange a site visit to discuss the proposals on site?
We would like to review on site the internal works, especially where there is the existing dry living.
We would like to review on site the proposed route of the proposed new downpipes on the external faces.
We also have some queries over some aspects of the specification, for instance themortar spec includes cement and any mortar should be based on an analysis. It would be good to discuss these elements on site.

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

Paul Boyle

Date

26/01/2026