MANCHESTER CITY COUNCIL
Planning
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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: 3

Suffix:

Property Name: St Johns Roll of Honour

Address Line 1: Byrom Street

Address Line 2:

Address Line 3:

Town/city: Manchester

Postcode: M3 3HN

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

Easting (x): 383365

Northing (y): 398011

Description:

St John's Roll of Honour is located on the east elevation of the Grade II* listed Cobden House (Ref no. 1247447), facing onto Byrom St. The building is located on corner of Quay St and Byrom St in Castlefield. The building is also located within the St John Street Conservation Area.

The memorial plaque is fixed to the exterior brickwork of the building and remains approximately 2 metres above street level.

Applicant Details

Name/Company

Title

Mr

First name

John-Luke

Surname

Smith

Company Name

Manchester City Council

Address

Address line 1

Manchester City Council

Address line 2

Level 8 Town Hall Extension

Address line 3

Lloyd Street

Town/City

Manchester

County

Greater Manchester

Country

UK

Postcode

M3 3HB

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

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

Listed building consent for repair works to existing war memorial -

Reference number

141286/LO/2024

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

11/12/2024

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

Condition number(s)

3) Prior to the commencement of the development hereby approved, full and final details of the proposed case shall be submitted to and approved in writing by the City Council, as Local Planning Authority. This shall include the provision of drawings at a 1:5 scale. The approved details shall be implemented in full as part of the development. Reason - The proposed works affect a building which is included in the Statutory List of Buildings of Special Architectural or Historic Interest so careful attention is required to protect the character and appearance of this building in accordance with saved policy DC19.1 of the Unitary Development Plan for the City of Manchester (1995) and policies EN3, CC9 and DM1 of the Core Strategy (2012).

4) Prior to the commencement of the development hereby approved, samples of the materials the casing shall be constructed from shall be submitted to and approved in writing by the City Council, as Local Planning Authority. This shall include product specifications and physical samples of the paint finish to the timber. The approved details shall be implemented in full as part of the development.

Has the development already started?

◯ Yes
⊘ 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

Revised 1:5 scale drawing showing construction details of proposed new cabinet including finish colour by Buttress architects

Sample photo's of cabinet material using Accoya wood which will be finished in the original Mark 1 cabinet colour of dark green using the paint colour reference shown in the photo montage and on the new drawing

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

John Luke Smith

Date

03/11/2025