Planning Department

Manchester City Council

P O Box 532 Town Hall

Manchester M60 2LA

Dear Sir / Madam Date: 20/04/2026

Re; Erection of single-storey side and rear extension including partial demolition of existing and first floor rear extension with roof alterations with a dormer and insertion of windows to front elevation

Site Address: 203 Old Hall Lane, Manchester, M14 6HJ

The applicant had originally submitted an application ref: **143104/FH/2025** which was subsequently approved in July 2025.

Following the above planning permission the applicant submitted a 'Section 73' application ref, **144500/JO/2025** seeking variation to condition no.2 .relating to changes listed below; which was approved in November 2025

1. *Proposed small window to front elevation*
2. *Proposed small window to rear elevation*
3. *Proposed roof dormer at rear*

The applicant was seeking some further minor changes and submitted another Section 73 application on 11/04/2026. The LPA however have requested a new Householder Application be submitted hence the applicant is now submitting this application.

Please note the development as proposed in this current application is similar to approval ref 143104/FH/2025 with only minor changes as listed 1-8 below. Please note items 1 to 3 have already been deemed acceptable and were approved in app.144500/JO/2025

1. *Proposed small window to front elevation*
2. *Proposed small window to rear elevation*
3. *Proposed roof dormer at rear*
4. *Rear wall at first floor (bedroom 3) proposed to extend out*
5. *Proposed small flat roof section to main roof (existing ridge height retained)*
6. *Side Elevation 01 (West) – Door omitted and relocated to opposite elevation side Elevation 02 (East) to suit kitchen relocation*
7. *Proposed small window to front elevation at ground level for WC*
8. *Proposed additional rooflight to single-storey rear extension*

We trust the above information is of assistance and you will acknowledge that this submitted scheme is similar to previously approved schemes and any changes now proposed are minor with no impact on the streetscene or the amenity of the neighbours.

Your faithfully

Lapas Chowdhury

(agent on behalf of applicant).