MANCHESTER CITY COUNCIL

Town & Country Planning Act 1990 (as amended)
Planning (Listed Building & Conservation Area) Act 1990 (as amended)

Approval of details reserved by condition

Part 1 – Particulars of the application

Proposal:

Discharge of condition 10 (external materials) attached to planning permission 141662/FO/2024

Location:

Plot H5 Land at Chicago Avenue to the north of the Voyager office building and south of the Tribe hotel Manchester Airport M90 3RA

Application reference:

OTH-2026-000127

Applicant:

Airport City Limited Partnership

Date of application:

28 April 2026

Part 2 – Particulars of decision

Manchester City Council gives notice that the detail(s) referred to in Part 1 are **approved** in accordance with the information set out below.

Condition 10 (Materials)

The details contained within the application submission as set out below are considered to be acceptable and these details shall be used on the external finishes of the building and hard landscaping around it in order to comply with condition 10.

The approved details are contained within the following documents received on the 28th April 2026:

1. H5PI-5PA-SK-XX-DR-A-4201 - Elevations
2. H5PI-5PA-SK-ZZ-DR-A-9010 - Details for Planning Condition 10 (Sheet 01 of 04)
3. H5PI-5PA-SK-ZZ-DR-A-9011 - Details for Planning Condition 10 (Sheet 02 of 04)
4. H5PI-5PA-SK-ZZ-DR-A-9012 - Details for Planning Condition 10 (Sheet 03 of 04)
5. H5PI-5PA-SK-ZZ-DR-A-9013 - Details for Planning Condition 10 (Sheet 04 of 04)
6. H5PI-PLA-90-XX-DR-L-1100 Rev P08 - Hardworks General Arrangement
7. Architectural Specification - MIX Manchester Plot H5 Premier Inn - Facade Specifications
8. Photograph of Sample Board showing baseline samples of façade colours
9. Photograph of Hard Landscape Sample

Date: 05 June 2026

Signed: 

Julie Roscoe
Director of Planning, Building Control & Licensing

Manchester City Council, P O Box 532, Town Hall, Manchester M60 2LA

Notes

1. This permission refers only to that required under the Town and Country Planning Act 1990 (as amended) or Planning (Listed Building & Conservation Area) Act 1990 (as amended) does not include any consent or approval under any other enactment, byelaw, order or regulation.

2. If the applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, they may appeal to the Secretary of State in accordance with Section 78(1) of the Town and Country Planning Act 1990 or sections 20 and 21 of the Planning (Listed Building & Conservation Area) Act 1990 within six months of the date of the notice of the decision.

   The Planning Inspectorate have introduced an online appeals service that can be used to make appeals online. This service is available through the gov.uk website – www.gov.uk/appeal-planning-decision. The Inspectorate will publish details of your appeal on the internet.

   Alternatively, appeals can be made on a form which is obtainable from Planning Inspectorate, Customer Support Unit, Room 3/15, Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 or by telephone 0117 372 6372.

   The Secretary of State has power to allow a longer period for the giving of a notice of appeal but they will not normally be prepared to exercise this power unless there are special circumstances that excuse the delay in giving notice of appeal.

3. The statutory requirements are those set out in Section 79(6) of the Town and Country Planning Act 1990, namely Sections 70(1) and 72(1) of the Act.