MANCHESTER CITY COUNCIL

Town and Country Planning Act 1990 (as amended) (Section 192) Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Grant of Certificate of Lawful Use or Development

Application reference:

PLA-2026-000319

Applicant:

Mr Hafiz Arslan Nasir Rise Up One Limited

Date of application:

13 May 2026

First Schedule

Use of the dwellinghouse (Class C3(a)) for up to three residents living together, with care provided (Class C3(b)).

Second Schedule

40 East Road Manchester M12 5QZ

Manchester City Council hereby certify that on 13 May 2026 the use/operations described in the First Schedule in respect of the land specified in the Second Schedule and more particularly identified on the plan attached to this certificate edged in red, was lawful within the meaning of section 192 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

1) The proposed use for occupation as a dwellinghouse for a maximum of three residents living as a single household and receiving care, is defined as Use Class C3b by the Town and Country Planning (Use Classes) Order 1987 (as amended). Therefore, the use of the property as proposed would fall in the same class as the preceding use and would not result in development for which planning permission is required.

Date: 17 July 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 certificate is issued solely for the purposes of section 192 of the Town and Country Planning Act 1990 (as amended).

2. This certificate is issued solely to the extent of the use/operations described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use/operations which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

3. The effect of the Certificate is also qualified by the proviso in Section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.

MANCHESTER CITY COUNCIL



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