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

Land at the Former Burnage Cricket Club

Address Line 1

Mauldeth Road

Address Line 2

Address Line 3

Town/city

Manchester

Postcode

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

Easting (x)

386372

Northing (y)

392911

Description

Land at the Former Burnage Cricket Club, Mauldeth Road, Manchester

Applicant Details

Name/Company

Title

First name

Surname

-

Company Name

Views (Holdings) Ltd

Address

Address line 1

C/o agent

Address line 2

C/o agent

Address line 3

C/o agent

Town/City

C/o agent

County

C/o agent

Country

C/o agent

Postcode

-

Are you an agent acting on behalf of the applicant?

- ☑ Yes
- ○ No

Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

Ralph

Surname

Taylor

Company Name

Paul Butler Associates

Address

Address line 1

31 Blackfriars Road

Address line 2

Address line 3

Town/City

Salford

County

Country

United Kingdom

Postcode

M3 7AQ

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

Erection of up to 66 no. dwellings (53 no. dwellinghouses and 13 no. apartments – (Class C3) with associated access, car parking, infrastructure and landscaping

Reference number

142311/FO/2025

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

23/03/2026

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

Condition number(s)

8

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

- J8929 D01 Rev D – Plot Drainage 01
- J8929 D02 Rev D – Plot Drainage 02
- J8929 D03 Rev D – Plot Drainage 03
- J8929 D04 Rev D – Plot Drainage 04
- J8929 D05 Rev D – Plot Drainage 05
- J8929 D05 Rev B – Private Drainage Details
- J8929 D07 – Adopted Drainage Details
- J8929 EX02 Rev A – Site Plan Showing Private Surfacing
- J8929 EX03 – Private Surfacing Details
- Hydraulic Calculations Package April 2026
- J8929 Microdrainage - adopted network (up to 1in30).MDX
- J8929 Microdrainage - full network (1in100+45CC).MDX
- J8929 S38-HW01 Rev C – S38 Highway Adoption Plan
- J8929 S38-HW04 Rev C – S38 Surfacing Plan
- J8929 S38-HW05 Rev B – S38 Adopted Surfacing Details
- J8929 S38-HW06 Rev C – S38 Kerb Layout
- J8929 S104-D01 Rev E – Adopted Drainage Layout
- J8929 S104-D02 Rev D – S104 Surface Water Long Sections
- J8929 S104-D03 Rev B – S104 Foul Water Long Sections
- J8929 S104-D04 – Impermeable Contributing Areas Plan
- J8929 S104-D05 Rev E – S104 A3 Land Registry Plan
- J8929 S104-D06 – Flood Routing Plan
- J8929/S104-D07 Rev B – S104 Manhole Schedules
- J8929/S104-D08 Rev B – Bespoke Manhole Details (1/5)
- J8929/S104-D09 – Bespoke Manhole Details (2/5)
- J8929/S104-D10 - Bespoke Manhole Details (3/5)
- J8929/S104-D11 - Bespoke Manhole Details (4/5)
- J8929/S104-D12 Rev A - Bespoke Manhole Details (5/5)
- J8929 S104-D13 Rev B – SUDS Features Easement Plan
- J8929 S104-D14 – Easement Sections
- BMC Comments 29.07.2026 to LLFA Comments 24.07.2026
- Email Correspondence: RE_ RE_ S104 HOUSING DEVELOPMENT_ FORMER BURNAGE CRICKET CLUB – UU Ref 09056491
- Email Correspondence: S104 HOUSING DEVELOPMENT_ FORMER BURNAGE CRICKET CLUB – UU Ref 09056491
- SHE-0100-5000-1400-5000 - Hydro-Brake Optimum (Design Drawing)
- SHE-0100-5000-1400-5000 - Hydro-Brake Optimum (Hydraulic Characteristics)

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [x] The agent
- [ ] The applicant
- [ ] Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- [ ] Yes
- [x] 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.

- [x] I / We agree to the outlined declaration

Signed

Paul Butler Associates Ltd

Date

04/08/2026