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 Conditions 9b (Ground Conditions Verification - Plots 52-69 only) and 32 (Secured by Design - blocks C3 and C4 only) attached to Planning Permission 129393/VO/2021.

Location:

Land Bound By Rochdale Road, Shellard Road, Harrowby Drive, Johnny King Close, Thornton Street North, Stretton Close and Marston Street Manchester

Application reference:

OTH-2026-000804

Applicant:

DEX Construction Group Limited

Date of application:

25 June 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 32 Secured by Design

The following information has been considered in respect of this planning condition:

- SBD Certificate (Block C3); and
- SBD Certificate (Block C4).

Both certificates were received by the City Council, as Local Planning Authority, on the 25 June 2026

The above information has been considered and is acceptable in respect of Blocks C3 and C4 only.

Condition 32 is now formally discharged in respect of plots C3 and C4.

Condition 9b Ground Conditions

The following information has been submitted in respect of this planning condition:

- CH01-BUT-00-00-DR-A-(04)707-Plot Numbers (1) and LKC201120-Block C4 Plots 52-69 Collyhurst Village, Manchester-Plot Completion Report R1 received by the City Council, as Local Planning Authority, on the 5 August 2025

The above information has been considered and is acceptable.

Condition 9b is now formally discharged in respect of plots 52-69 only.

Date: 12 August 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.