MANCHESTER CITY COUNCIL
Planning
Telephone: 0161 234 4516
planning@manchester.gov.uk
PO Box 532 Town Hall
Manchester M60 2LA

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning 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: 7

Suffix: A

Property Name:

Address Line 1: Colgate Crescent

Address Line 2:

Address Line 3:

Town/city: Manchester

Postcode: M14 6FN

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

Easting (x): 384769

Northing (y): 393784

Description:

Applicant Details

Name/Company

Title

Mr

First name

Richard

Surname

lAnson

Company Name

Address

Address line 1

73 Ladybarn Lane

Address line 2

Address line 3

Town/City

Manchester

County

Country

United Kingdom

Postcode

M14 6YL

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Applicant Contact Details

Primary number

***** REDACTED ******

Secondary number

***** REDACTED ******

Fax number

Email address

***** REDACTED ******

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- [x] Yes
- [ ] No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- [ ] Yes
- [ ] No
- [x] Not applicable

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

Erection of three bedroom detached house and garage

Reference number

139191/FO/2024

Date of decision

03/05/2024

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- [ ] **Householder development:** Development to an existing dwelling-house or development within its curtilage
- [x] **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendments to the approved plans comprising replacement of the kitchen windows on the front (west) elevation with patio doors, and alteration of the detached garage roof from a pitched roof to a flat/sloping roof. No changes are proposed to the approved footprint or siting of the dwelling or garage.

Please state why you wish to make this amendment

The amendments are proposed to better suit the practical requirements of the development. The kitchen windows on the front (west) elevation are proposed to be replaced with patio doors to improve access and usability of the kitchen area. The garage roof is proposed to be changed from a pitched roof to a flat/sloping roof to simplify its construction and provide a more practical roof arrangement. The amendments do not alter the approved siting or footprint of the dwelling or garage.

Are you intending to substitute amended plans or drawings?

- [x] Yes
- [ ] No

If yes, please complete the following details

Old plan/drawing numbers

RECD 20 FEB 2008

New plan/drawing numbers

AMENDED ELEVATIONS – 1:100 @ A3
GARAGE – 1:100 @ A3

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?

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

Pre-application Advice

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

- [ ] Yes
- [x] No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

Declaration

I/We hereby apply for Non-Material Amendment 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.

☑ I / We agree to the outlined declaration

Signed

Amy Locke

Date

07/09/2026