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: 2

Suffix:

Property Name:

Address Line 1: Meadow Bank

Address Line 2:

Address Line 3: Manchester

Town/city: Manchester

Postcode: M21 8FP

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

Easting (x): 381492

Northing (y): 393089

Description:

Applicant Details

Name/Company

Title

Mr

First name

Harley

Surname

Patoff

Company Name

Address

Address line 1

2 Meadow Bank

Address line 2

Chorlton Cum Hardy

Address line 3

Town/City

County

Country

United Kingdom

Postcode

M218FP

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant Contact Details

Primary number

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

Secondary number

Fax number

Email address

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

Agent Details

Name/Company

Title

Mr

First name

Damian

Surname

Smith

Company Name

DJS Architectural Services

Address

Address line 1

Roselea House

Address line 2

915 Middleton Road, Chadderton

Address line 3

Oldham

Town/City

Oldham

County

Country

GB

Postcode

OL90NG

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 a part-single part two-storey rear extension and elevational alterations.

Reference number

PLA-2026-000166

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

08/09/2026

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

Condition number(s)

Condition 4 - No above ground construction works shall take place until samples of the roof materials to be used in the construction of the external surfaces of the development hereby approved have been submitted to and approved in writing by the Local Planning Authority. The development shall then be carried out in accordance with the approved details/samples. Reason - In order to ensure a satisfactory appearance in the interests of visual amenity in accordance with policies SP1 and DM1 of the Core Strategy and the requirements of the National Planning Policy Framework.

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

14/09/2026

Has the development been completed?

- [ ] Yes
- [x] 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

Condition 4 - (4) is related to the sample approval of the roof finish - A sample has been dropped off with the Planning Officer following a discussion with the contractor. The property is a semi-detached and the tile will match exactly with the tile on the adjoining property, the exact specification for the tile is per the following link https://www.wienerberger.co.uk/product-range/roof/dual-danum-tle---rustic.html

Site Visit

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

⊘ Yes
◯ No

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

◯ The agent
⊘ The applicant
◯ Other person

Pre-application Advice

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

◯ Yes
⊘ 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.

☑ I / We agree to the outlined declaration

Signed

Damian Smith

Date

08/10/2026