MANCHESTER CITY COUNCIL

Town & Country Planning (Control of Advertisements) (England) Regulations 2007 (as amended)

Refusal of Advertisement Consent

Part 1 – Particulars of the application

Proposal:

Installation of 1no. internally Illuminated fascia sign and 1no. internally illuminated hanging sign.

Location:

50 King Street Manchester M2 4LY

Application reference:

PLA-2026-001089

Applicant:

Dr Harvey Moscot Robert Mumby Architects

Date of application:

02 September 2026

Part 2 – Particulars of decision

Manchester City Council gives notice that the advertisement(s) referred to in Part 1 are **refused** in accordance with the application and plans submitted for the reasons listed below.

Reason(s) for decision

1) The proposal would result in an unduly harmful impact on the visual amenity of the St Ann's Conservation Area and nearby heritage assets due to its siting, design, appearance and would form an obtrusive feature within the street scene. The proposal therefore is contrary to the provisions of Town and Country Planning (Control of Advertisement) (England) Regulations 2007, Policies JP-P1, JP-P2, JP-Strat2 of the Places for Everyone Plan, Policies SP1, EN1, EN3, CC9 and DM1 of the Manchester Core Strategy (2012), saved Policies DC14, DC15, DC18 and DC19 of the Unitary Development Plan for the City of Manchester (1995) and Policy DP3, S3, HE5, HE6 and HE9 of the National Planning Policy Framework.

Date: 28 October 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 decision refers only to that required under the Town and Country (Control of Advertisements) (England) Regulations 2007 (as amended) does not include any consent or approval under any other enactment, byelaw, order or regulation.

1. If the applicant is aggrieved by the decision of the local planning authority to refuse consent, or to grant consent subject to conditions, they may appeal to the Secretary of State in accordance with section 78 and 79 of the Act as amended by the Regulations within eight weeks 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-decision-consent-display-advertisement. The Inspectorate will publish details of your appeal on the internet. Alternatively, if you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.