

Application for removal or variation of a condition following grant of
planning permission. Town and Country Planning Act 1990.
Planning (Listed Buildings and Conservation Areas) Act 1990

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.

1. Site Address

Number

Suffix

Property name

Address line 1

Address line 2

Address line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

2. Applicant Details

Country	C/O Agent
Postcode	
Are you an agent acting on behalf of the applicant?	<input checked="" type="radio"/> Yes <input type="radio"/> No
Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	Mr
First name	Daniel
Surname	Brown
Company name	Avison Young
Address line 1	Avison Young
Address line 2	Norfolk House
Address line 3	7 Norfolk Street
Town/city	Manchester
Country	United Kingdom
Postcode	M2 1DW
Primary number	
Secondary number	
Fax number	
Email	

4. Description of the Proposal

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

Erection of single storey side extension and external alterations to existing Class A1 retail store, and part use as a retail foodstore with associated works to existing car park and alterations to existing access and egress onto Holyoake Avenue.

Reference number

20/0079

Date of decision (date must be pre-application submission) 17/11/2020

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

Condition number(s)

13 - Unit 2A as shown on the approved plan shall not be used for the display and sale, whether wholesale or retail, goods of any description with the exception of the following products and accessories thereto:- buildings materials; ceramic tiles; DIY electrical accessories and lighting; floor covering and DIY carpets; furniture (flat packed for kitchens, dining rooms, lounge or bedrooms); garden products, plants and trees; glazing; greenhouses; hand and power tools;

4. Description of the Proposal

hardware; insulation; ladders; lawn mowers; leisure; motor maintenance accessories; paints and wall coverings; plumbing sanitary ware and central heating; and timber.

Has the development already started?

Yes No

5. Condition(s) - Removal/Variation

Please state why you wish the condition(s) to be removed or changed

To enable the occupation of the retail unit. Please see supporting planning justification letter.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 2015 (or any subsequent amended Order) the premises shall be used only for comparison goods retail sales with ancillary convenience goods sales from no more than 25% of the net retail sales area within Class E of the Town and Country Planning (Use Classes) Order 2020 (as amended) and for no other purpose including any other use within Class E within Unit 2A shown on Drawing ref: 2878BOL-102 Rev B.

6. 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

7. Pre-application Advice

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

Yes No

8. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural holding' has the meaning given by reference to the definition of 'agricultural tenant' in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person role

- The applicant
 The agent

Title

First name

Surname

Declaration date (DD/MM/YYYY)

Declaration made

9. Declaration

I/we hereby apply for planning permission/consent as described in this form 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.

9. Declaration

Date (cannot be pre-application)

23/12/2020