

### Report for Resolution

**Committee:** Planning and Highways Committee  
**Date:** 14 January 2010  
**Report of:** Head of Planning  
**Subject:** Applications for development

#### Purpose of report

To request the Committee to consider the applications scheduled below, the advice and recommendations of the Head of Planning and the representations received in each case, including late representations, and to determine each application.

#### Recommendations

The Head of Planning's recommendations on the following list of applications for consideration at this meeting are contained in the attached appendices to the listed items –

No.	Application No.	Location of development	Ward
1	091441	<p><b>Land at junction of Pollard Street and Great Ancoats Street</b>                      Full application for the erection of two buildings, one building a maximum of 7 storeys comprising hotel and ancillary facilities and Class A1/A2/A3/A4 and A5 (maximum of 4884 sqm) and one building a maximum of five storeys comprising Class B1(a) office accommodation and Class A1/A2/A3/A4 and A5 (maximum floorspace of 3738 sqm including mezzanine), together with means of access, car parking, landscaping and associated works following demolition of existing buildings and - , Outline application for mixed use development comprising one building (6300 sqm) for uses with Class B1(a), A1, A2, A3, A4 and A5, means of access and associated works (all matters reserved except means of access)</p>	Bradford
2	091443	<p><b>1 Matthews Lane, Levenshulme</b>                      Variation of Condition 3 attached to planning permission</p>	Gorton South

		074914/FU/2005/N2 to allow church/community centre to open from 9.00am to 8.30pm Monday to Saturday and 9.00am to 6.00pm on Sundays	
3	091598	<b>1122 – 1136 Stockport Road</b> Erection of single storey extension to form MOT garage (Class B2) and reception with 4 associated car parking spaces to operate in addition to existing car wash facility	Levenshulme
4	088704	<b>56-60 Shudehill</b> Change of use to Class 4, (drinking establishment) at ground floor level with ancillary space within the basement.	Ancoats and Clayton
5	091413	<b>19 – 31 Piccadilly</b> Demolition and reconstruction of 5th floor roof area to create 2 storeys of accommodation for proposed hotel at 1st to 6th floors with accommodation for Class A1 (Shop) Use, Class A2 (Financial and Professional Services) Use, Class A3 (Restaurant and Cafe) Use or Class A5 (Hot Food Takeaway ) Use at ground floor and basement levels and elevational alterations comprising insertion of new windows at 1st to 4th floor levels on Piccadilly and Oldham street elevations, alterations to rear facade to facilitate hotel use and creation of new ground floor frontage.	City Centre
6	091575	<b>165 Kingsbrook Road</b> Retrospective change of use from convent (C2) to residential and non-residential institution to form accommodation for overseas students	Fallowfield
7	091212	<b>36 Ladybarn Crescent, Fallowfield</b> Retention of existing single storey side and rear extension in connection with use of house as a single family dwelling	Withington
8	091418	<b>Land adjacent to 107 Caddington Road</b> Use of land as a temporary access for Metrolink compound at Chorlton High School from November 2009 until July 2010 including temporary	Chorlton Park

		installation of 2.4m high palladin fencing and gates	
9	091525	<b>463 – 465 Parrs Wood Road</b> Erection of a single storey side extension, lift tower at side of property, alterations to elevations and access arrangements	Didsbury East
10		<b>ITEM NOT USED</b>	
11	090348	<b>Former Arch Bar, Stretford Road.</b> Erection of part 4, part 5, part 6 storey building comprising 122 student bedrooms in 20 flats with associated car parking spaces (4) and landscaping.	Hulme
12	091188	<b>Land at 693 – 697 Altrincham Road</b> Change of use of vacant land to car wash (sui generis) together with two ancillary storage containers	Baguley

Section 2

2/1	091664	<b>Land At Junction Of Plant Hill Road And Bank House Road, CITY COUNCIL DEVELOPMENT</b> Erection of 4 x 2 bedroom bungalows with associated car parking, landscaping and boundary treatments	Hr. Blackley
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**Financial consequences for the revenue and capital budgets**

None

**Wards affected**

Shown against each application in the list above and in each appendix to the report

**Implications for:**

Anti-Poverty	Equal Opportunities	Environment	Employment
Yes	Yes	Yes	Yes

Specific implications are detailed in the enclosed appendices.

**Contact officers**

Shown on each of the appendices to this report

**Background documents**

Application forms

Detailed plans and drawings  
Letters of representation and objection  
Responses from statutory consultees