

22nd December 2021

Rob Griffin
Planning Department
Manchester City Council
PO Box 532
Manchester
M60 2LA

Submitted electronically

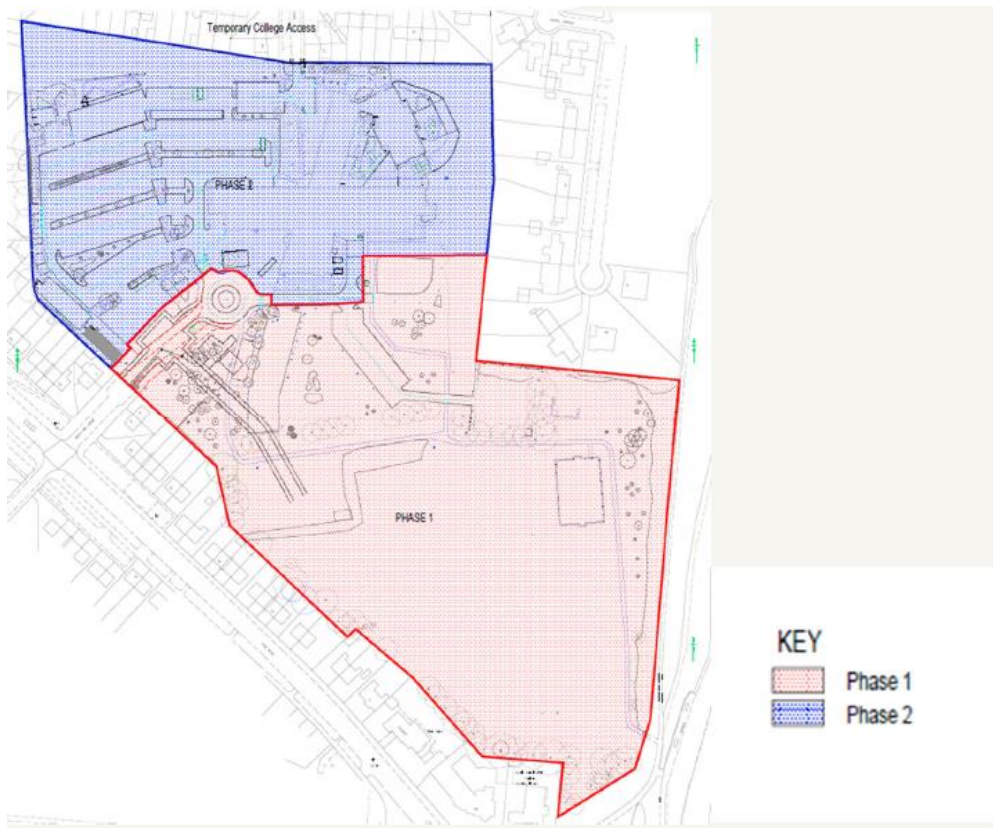
Dear Rob,

**Partial discharge of condition 4a) of planning permission 131147/FO/2021
Manchester College, Northenden Campus, Sale Road, Northenden, M23 0DD**

Following the recent planning approval at Manchester College, Northenden, Pegasus Group has been instructed on behalf of their client, Miller Homes North West, to submit a discharge of condition application. This relates to condition 4a) of planning permission 131147/FO/2021, which states:

"4) a) Post demolition and/or prior to development commencing, additional site investigation should be undertaken and a report prepared outlining what measures, if any, are required to remediate the land (the Site Investigation Report and/or Remediation Strategy) which shall be submitted to and approved in writing by the City Council as local planning authority.

Please note that we are only seeking partial discharge of condition 4a), namely in relation to Phase 1 of development (see red shaded area below).

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This is because further Site Investigation work can only be undertaken for Phase 2 post-demolition of the college and therefore cannot be undertaken at this stage.

All necessary Site Investigation (SI) work has now been prepared to sign off the entire SI works for the Phase 1 area.

The following information is submitted to formally discharge this condition:

- Betts Associates Technical Note – Additional Investigation (Dated 10th December 2021).

This additional technical note is submitted further to the extensive Site Investigation works that have already been undertaken on site – namely the reports referenced in the Technical Note which are already approved documents as listed under condition 2 of the planning permission.

In reviewing the information detailed above, I trust you have all the information that you require to validate this application and approve the details associated with Condition 4 pursuant to planning permission 131147/FO/2021.

I look forward to receiving confirmation of validation of this application in due course, however; should you have any queries in the meantime please do not hesitate to contact me on the details provided below.

Yours faithfully



Kerry Walker

Senior Planner

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