

Our Ref: 4B903525NL/GB

Your Ref: PP-10322522

26 October 2021

FAO Mr David Brettell
Planning and Regeneration
Manchester City Council
P.O Box 532
Town Hall
Manchester
M60 2LA

Dear David

**Land Bounded By John Dalton Street, Ridgefield, Bow Street And South King Street
Manchester: Discharge of Condition 20a on Planning Permission Reference: 130553/FO/2021**

On behalf of our client The Island Site (General Partner) Limited, please find enclosed an application to discharge Condition 20a pursuant to application 130553/FO/2021 relating to Land bounded by John Dalton Street, Ridgefield, Bow Street and South King Street, Manchester ('the site').

Planning permission (LPA ref: 130553/FO/2021) was granted on 27th September 2021 for the following development:

"Demolition of the existing buildings and structures and the erection of a 10-storey plus basement office building (Use Class E(g)), with flexible ground floor and basement uses (Use Class E) and rooftop amenity space, works to facilitate the pedestrianisation of the southern part of Ridgefield and other associated works."

This discharge of condition application relates to Condition 20a.

Condition 20a is worded as follows:

"Prior to the commencement of the development, details of a Local Benefit Proposal, in order to demonstrate commitment to recruit local labour for the duration of the construction of the development, shall be submitted for approval in writing by the City Council, as Local Planning Authority. The approved document shall be implemented as part of the construction of the development."

In this condition a Local Benefit Proposal means a document which includes:

- i) the measures proposed to recruit local people including apprenticeships*
- ii) mechanisms for the implementation and delivery of the Local Benefit Proposal*

- iii) *measures to monitor and review the effectiveness of the Local Benefit Proposal in achieving the objective of recruiting and supporting local labour objectives*

Reason - The applicant has demonstrated a commitment to recruiting local labour pursuant to policies SP1, EC1 and DM1 of the Manchester Core Strategy (2012)."

The following information has been prepared and submitted as part of this application to address condition 20a:

- Local Benefits/ Social Value Proposal prepared by Bowmer + Kirkland.

Application Submission

The application submission documents have been submitted via the Planning Portal (PP-10304607). The planning application fee of £144 (inclusive of the Planning Portal's administrative charge) has been paid directly to the Planning Portal.

I trust that the above details are sufficient to validate the application to allow you to progress it towards determination at your earliest convenience. Should you have any queries, please do not hesitate to contact me.

Yours sincerely



**Georgina Blackburn
Planner**

+44 0161 956 4006

**georgina.blackburn@avisonyoung.com
For and on behalf of Avison Young (UK) Limited**