

Manchester City Council
Town Hall Extension
Albert Square
Manchester
M60 2LA

12 May 2021

Dear Sir / Madam

OAKLEY 188 WILMSLOW ROAD MANCHESTER M14 6LJ – BREEAM

I write with regards to BREEAM in the context of the application for the *erection of 1 no. 13 storey building and 1 no. part 4 and part 5 storey building to form purpose built student accommodation together with a single storey side and rear extension to the retained and refurbished Oakley Villa and conversion to form amenity and communal space together with associated landscaping, cycle parking, car parking and associated works following the demolition of existing office accommodation on the site* (Application Ref: 129020/FO/2020).

A commitment to a BREEAM “Very Good” rating was made with the Application; in line with Manchester City Council Core Strategy Policy DM1 and the Guide to Development in Manchester (SPD).

The Applicant has, however, subsequently decided to voluntarily target a higher “Excellent” rating on the basis that it better aligns with its corporate Environmental, Social and Government (ESG) objectives as well as draft Policy GM-S 2 of the emerging Greater Manchester Spatial Framework Publication.

The BREEAM Tracker provided in support of this letter updates the Tracker appended to the submitted Sustainability Statement; and highlights where credits will be targeted to secure the “Excellent” rating.

I trust the Council will welcome this proposed change.

Yours faithfully



Pete Jeavons
DIRECTOR