

Manchester City Council
Planning Department
Town Hall
Albert Square
Manchester
M60 2LA

Our Ref: 0009/AR/GB
Your Ref: PP-11302363

Date: 6th June 2022

Dear Sir or Madam,

COLLYHURST VILLAGE ENABLING WORKS: DISCHARGE OF CONDITION APPLICATION (CONDITION 9B) RELATING TO PLANNING PERMISSION REFERENCE: 128788/FO/2020

On behalf of our client, Far East Consortium International Limited ("the Applicant"), please find enclosed an application to discharge condition 9b pursuant to planning permission reference 128788/FO/2020, which relates to three parcels of land bound by Rochdale Road, Marston Street, Thornton Street North, Paget Street, Burgess Street, Churnet Street and Shellard Road, Manchester ("the site").

The original planning permission (LPA Reference: 128788/FO/2020) was granted on 2nd February 2021 for the following development:

"Enabling works comprising the erection of site hoardings, removal of existing trees, site clearance, cut and fill excavation, remediation works and other associated ground works."

This discharge of condition application relates to condition 9b of planning permission 128788/FO/2020.

Condition 9b (Completion / Verification Report)

Condition 9b of 128788/FO/2020 is worded as follows:

"A Completion/Verification Report shall be submitted for approval in writing by the City Council as local planning authority within one month of the remediation works being completed."

In the event that ground contamination, groundwater contamination and/or ground gas, not previously identified, are found to be present on the site at any time before the development in each phase is occupied, then development shall cease and/or the development shall not be occupied until, a report outlining what measures, if any, are required to remediate the land (the Revised Remediation Strategy) is submitted to and approved in writing by the City Council as local planning authority and the development shall be carried out in accordance

with the Revised Remediation Strategy, which shall take precedence over any Remediation Strategy or earlier Revised Remediation Strategy."

The following information has been prepared to discharge condition 9b:

- Verification Report for the Remediation and Enabling Works at Collyhurst Village, Manchester prepared by LK Remediate (dated 20/05/2022).

The application submission documents have been submitted via the Planning Portal (PP-11302363). The planning application fee of £148.20 (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 faithfully,



Georgina Blackburn

Planner

07305 393759

georgina.blackburn@asteerplanning.com

For and on behalf of Asteer Planning LLP

Enc. Discharge of Condition Application