

proposal

location
date of application
application number
article 35 declaration

Conversion of buildings to provided 58 residential apartments (Class C3) (26 x 1 bed and 32 x 2 bed) (41 units in Minshull House and 18 units in Minto Turner Building) above lower ground and ground floor Class A1 (shop), A2 (Financial and Professional Services), A3 (Restaurant and Cafe), A4 (Drinking Establishment), B1 (Offices), D1(Non-residential Institutions creche, nursery, clinic and health centre, art gallery only) and D2 (Assembly and Leisure - Gymnasium, indoor sport and recreation only), ground floor extension to Minshull House to provide additional commercial space (uses as specified above), creation of 59 secure cycle parking spaces and works to provide hard and soft landscaping including new public square in front of Minshull House and pedestrian route along Little David Street to the Kampus Courtyard, servicing and access.
Minshull House And Minto & Turner Building, Former Manchester Metropolitan University Aytoun Street Campus, Chorlton Street, Manchester, M1 3DT
6 june 2017
115570/FO/2017 + 115571/LO/2017
Officers have worked with the applicant in a positive and pro-active manner to seek solutions to problems arising in relation to dealing with the planning application.
This has included on going discussions about the form and design of the developments and pre application advice about the information required to be submitted to support the application.

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changes

kampus listed buildings

internal changes schedule

status

rev a / 30 04 2021

notes: item numbers listed below have been used as references on substituted drawings.

drawn / checked: jr / hmg

item	description	location	reason	date raised	informally agreed? y/n	additional notes
ws3+						
int 01	retention of loading bay transfer structure	minto (basement/upper ground)	to avoid invasive removal of existing transfer structure + extensive remedial works to the building.	24.10.17	y	
int 02	core redesign to retain more of the existing central spine wall	minto (cloister - all levels)	to maintain lateral stability as advised by structural engineer	24.10.17	y	
int 03	change in tanking system to egg crate/ cavity drain tanking system.	minto (basement walls + floor)	to establish grade 3 level basement - response to specialist advice and guidance from mcc regarding appropriateness of liquid applied strategy proposed at WS3	13.08.18	y	
int 04	underdrawing of soffits	both buildings @ all levels - minto (between beams) + minshull (under joists w/cast iron beams exposed).	related to lack of adequate test data for the the originally proposed clear lacquer system to achieve required 60 mins fire protection (REI).	13.08.18	y	
int 05	omission of independent steel floor/strong floor above existing floorboards to raised access floor above the existing floorboards and independent soffit below.	minto + minshull @ level 01	improved transition of residential drainage offsets at first floor + omission of intrusive works embedding new steelwork within existing masonry walls	linked to item 04	-	
int 06	connection to site wide CHP	minshull house	reduction in plant room size and omission of flue required to self contained boiler system.	06.03.18	y	
int 07	service distribution to core corridor spaces split across h/l and l/l. all high level at WS3.	minshull house (levels 01-03)	due to spatial constraints around existing column head details.	22.07.19	y	
int 08	core redesign	minshull house (all levels)	to thread vertical elements (risers/lift/stairs) through existing structural elements where possible and reduce demolition works. set back of partitions around columns to improve buildability of internal walls (upper residential levels) + expose more of column head details to communal spaces.	24.10.17	y	
int 09	retention of existing stair masonry enclosure	minshull house (north corner - retention of stair walls up to and including 2nd floor.)	to retain lateral stability to the building. re-design of layout to this area to a 2 bed apartment. apartment mix maintained by splitting adjacent 2bed unit into 2no. 1 bed units.	06.03.18	y	
int 10	demolition of unoriginal composite deck slab	minshull house (unit G5 - level 01)	to eliminate need for independent steel deck, provide more robust acoustic performance and increase head height within the unit.	26.10.18	y	via demolition comparison drawings
int 11	insitu existing unoriginal insitu concrete wall	minshull house (unit G5 - level 01)	to retain as feature + avoid unnecessary demolition works. proposed aperture sizes to G5 gable elevation reduced as a result (item 07 on external changes schedule).	26.10.18	y	via demolition comparison drawings