

Our ref: C-0446
7th January 2021

Manchester City Council
Planning Department
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Dear Sir/Madam

Re: Application No: 123295/FO/2019 – Erection of a light industrial and storage / distribution building (Sui Generis) (3251sqm) with associated car parking and boundary treatment at Former Workshop, Arkady Industrial Estate, Briscoe Lane, Manchester, M40 2XG

Further to the Planning Approval for the above development, please find below responses in connection with the Discharge of Planning Conditions 2, 4, 13, 15, 17, 21 which accompany Discharge of Condition submitted via the Planning Portal application ref PP-09145920.

Condition 2

Samples / colour preferences for external cladding materials including PVF2 colour coated trapezoidal sheeting (colour goose wing grey with anthracite trims) to wall and roof cladding, Kingspan microlight panels (colour Anthracite grey), RAL colours for powder coated curtain walling and windows and doors (colour Anthracite grey) and brick sample for brickwork plinth (blue multi engineering brick).

Samples and materials for wall and roof cladding, facing brickwork, windows and curtain walling and rainwater goods will be left on site for review if required.

Condition 4

Please see attached Drainage Condition Report prepared by Marston and Grundy LLP, reference 12123 and dated 18th December 2020.

Condition 13

Please see attached Desk Study prepared by Sub Surface North West Limited, Report No 6921 dated March 2020.

Director: **Richard Shuttleworth** BA, LLB, Dip Arch, RIBA, APS

Registered in England No. 5612765

Condition 15

Please see attached Construction Phase Health and Safety Plan prepared by Cassel and Fletcher.

Condition 17

Please see attached Air Mitigation Strategy prepared by SLR, reference 410.57043.00.001 and dated December 2020.

Condition 21

Please see attached Environmental Standards Statement prepared by Equilibrium Architects Ltd dated 07.01.2021.

I trust that the above details are sufficient for the application to be validated and conditions to be discharged, however, if you require any further information, please do not hesitate to contact me.

Yours sincerely

Richard Shuttleworth
Equilibrium Architects Limited