



Norfolk House
7 Norfolk Street
Manchester
M2 1DW

T: +44 (0)161 228 1001

avisonyoung.co.uk

Our Ref: 04C001103
Your Ref: 127901/FO/2020



03 March 2021

Anthony Mitchell
Principal Planner – City Centre
Manchester City Council
P Box 532
Town Hall
Manchester
M60 2LA

Sent via email only: planning@manchester.gov.uk

Dear Anthony

Revised Submission for the Full Planning Application for Phase 1 of the Transformation Works at Manchester Arena (ref: 127901/FO/2020)

As you are aware, in September 2020 Avison Young were instructed by ASM Global to submit a full planning application for Phase 1 of the wider transformation works at Manchester Arena Phase 1 will include the creation of a new arrival experience at Hunts Bank, including the creation of community (Use Class F1) and commercial, business and service (Use Class E) floorspace, new external canopies and other external works, improvements to the current ingress and egress route at Trinity Way and associated landscaping.

For a number of reasons, ASM Global now propose to separate Phase 1 of the transformation works into Phase 1a and Phase 1b, defined as follows:

- **Phase 1a:** Improvements to the current ingress and egress route at Trinity Way and associated landscaping.
- **Phase 1b:** The creation of a new arrival experience at Hunts Bank, including the creation of community (Use Class F1) and commercial, business and service (Use Class E) floorspace, new external canopies and other external works and associated landscaping.

It is still ASM Global's intention to deliver both elements of Phase 1, however this approach is proposed to allow Phase 1a to be delivered immediately, with Phase 1b to follow at a later date.

Accordingly, the planning application documentation has been refined and updated as necessary to reflect the Phase 1a proposals only. I can confirm the submitted documents listed in the enclosed submission schedule are to replace all the previously submitted plans and documents.



I trust that the enclosed information will enable you to proceed with the positive determination of the application as soon as possible. If you have any queries or require any further details, please do not hesitate to contact me.

Yours sincerely

A handwritten signature in dark ink, appearing to read 'Fielden' with a trailing dot.

Louisa Fielden

Associate

+44 0161 956 4075

louisa.fielden@avisonyoung.com

For and on behalf of Avison Young (UK) Limited

Submission Schedule

Plan	Reference/ Date	Author
Site Location Plan	HBE-HOK-ZZ-ZZ-M3-A-0001 Rev P02	HOK Architects
Existing Site Plan – Trinity Way	HBE-HOK-ZZ-ZZ-M3-A-0101 Rev P02	HOK Architects
Proposed Plan – Trinity Way	HBE-HOK-ZZ-ZZ-M3-A-0201 Rev P02	HOK Architects
Existing Elevations 01	HBE-HOK-ZZ-ZZ-M3-A-3101 Rev P02	HOK Architects
Proposed Elevations 01	HBE-HOK-ZZ-ZZ-M3-A-3201 Rev P02	HOK Architects
Proposed Sections 02	HBE-HOK-ZZ-ZZ-M3-A-3702 Rev P02	HOK Architects
Documents		
Supporting Planning Statement	February 2021	Avison Young
Design and Access Statement	24 February 2021	HOK Architects
Design Note – DDA Access	Rev A	HOK Architects
Design Note – Bin Stores	Rev B	HOK Architects
Management and Operations Statement	February 2021 V3	ASM Global
Draft Construction Management Plan	September 2020	ASM Global
Local Labour Agreement	September 2020	ASM Global
Crime Impact Statement	February 2021	Design for Security
Event Day Temporary Road Closure Method Statement	V5	ASM Global
Traffic Management Plan	2021	ASM Global