



Memorandum

To Steven McCoombe

From Andrew Connell

Date 24 February 2021

Subject **CDN/21/0127**

Discharge of conditions 4 (Construction Management Plan) and 10 (Tree Replacement Strategy) associated with planning permission 1286005/FO/2020

We have reviewed the above application in relation to highways and our comments are as follows:

With regard to highways the following conditions are applicable:

4) Prior to the commencement of development, a construction management plan outlining working practices during development shall be submitted to and approved in writing by the local planning authority, which for the avoidance of doubt should include;

- Dust suppression measures;
- Compound locations where relevant;
- Location, removal and recycling of waste;
- Parking of construction vehicles;
- Wheel washing facilities; and
- Sheeting over of construction vehicles.

The development shall only be carried out in accordance with the approved Construction Management Plan.

10) No development shall commence until a soft landscaping scheme, including details of replacement tree planting, has been submitted to and approved in writing by the City Council as Local Planning Authority. The approved scheme shall be implemented not later than 12 months from the date the buildings are first occupied. If within a period of 5 years from the date of the planting of any tree or shrub, that tree or shrub or any tree or shrub planted in replacement for it, is removed, uprooted or destroyed or dies, or becomes, in the opinion of the local planning authority, seriously damaged or defective, another tree or shrub of the same species and size as that originally planted shall be planted at the same place.

HIGHWAY RESPONSE: -

For condition 4, the submitted Construction Management Plan is sufficient to allow us to recommend the discharge of this condition from a highway perspective. The applicant should now contact the MCC Highway Resilience Team to agree the detailed traffic routing, traffic management and licensing/permitting requirements via Contact Manchester (Tel. 0161 234 5004).

Regarding condition 10, the proposed tree replacement strategy will not adversely affect road users and we can therefore recommend the discharge of this condition from a highway perspective.

Highways Reference: 11566/FO/2021