

04<sup>th</sup> December 2020

Planning Services  
Leeds City Council  
The Leonardo Building  
2 Rossington Street  
Leeds  
LS2 8HD

**Jones Lang LaSalle Ltd**

Landmark, Oxford Street, Manchester M1 4BH  
+44 (0)161 828 6440

jll.co.uk

Dear Sir/Madam

**Application to Discharge Condition 3 Attached to Planning Permission 127664/FO/2020 and associated Listed Building Consent 127295/LO/2020)**

**Deansgate Locks, Whitworth Street West, Manchester, M1 5LH**

Further to receiving approval for the above development (Full Planning Application: 127664/FO/2020 and Listed Building Consent 127295/LO/2020), please find below the relevant information to discharge Condition 3 on both consents.

Condition 3 on both, the full planning consent and listed building consent states *'Notwithstanding the details submitted with the application, prior to the commencement of development the following shall be submitted for approval in writing by the City Council, as Local Planning Authority: Samples and specifications of all materials to be used on all external elevations and all parts of the decking/walkway.'*

The proposed decking details are as follows:

Proposed Decking details:

- Specification: Ecodek Signature HD range
- Colour: Cornish Pebble
- Loading: Loading to be a minimum of 5.0kN/m<sup>2</sup> for general duty walkways (regular two-way pedestrian traffic) to BS6399-1-1996
- Slip Resistance: Non slip covering to provide a low risk for slip potential (36+) as tested to BS7976-2: 2002.
- Guarantee: Composite decking to provide a minimum of 15-year guarantee. Whereby the decking cannot be provided with a 15 year guarantee a maintenance plan for the treatment of the non slip surface shall be provided in order to achieve the maximum duration for cover.

Installation

The existing elements of the walkways comprise of the following;

- 3mm non slip covering which is fixed down to the deck.
- 26mm timber decking boards which span onto timber floor joists and steelwork structure.
- Timber floor joists which range from 150mm deep to 250mm deep.

The proposed works comprise the following:

- Remove existing non slip covering and dispose.
- Remove existing rotted timber decking boards and dispose.

- Remove existing rotted timber joists and dispose.
- Provide new treated timber floor joists which span between existing steelwork supports.
- Provide new non-slip composite decking to specification as above.

The following documents have been submitted via Planning Portal (PP-09316502) to address condition number 3 attached to both consents:

- 5 Photographs of the sample material to be used on the decking/walkway;
- Heritage Technical Data associated with the material to be used on the decking/walkway; and
- Product Specification of the material to be used on the decking/walkway.

Yours faithfully,

A handwritten signature in black ink, appearing to read "Luis Perez", written in a cursive style.

Luis Perez