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22 July 2020

F.A.O Emily Booth
Manchester City Council
Planning and Development
PO Box 532
Town Hall
Manchester
M60 2LA

Dear Emily,

Our Town Hall Project – Manchester Town Hall
Application for Discharge of Conditions - Planning Permission 125552/VO/2019 and Listed Building Consent 125553/LO/2019

Please find enclosed an application for the partial discharge of Condition 13a) attached to Planning Permission 125552/VO/2019 and Condition 6i) attached to Listed Building Consent 125553/LO/2019. The Applicant is Manchester City Council.

For clarity, the description of development for Full Planning Permission 125552/VO/2019 is as follows:

"CITY COUNCIL DEVELOPMENT Restoration and refurbishment of Manchester Town Hall to facilitate its continued use as the primary civic building in Manchester, incorporating Council offices, civic spaces, Coroner's Courts and accommodation, state rooms and back-of-house support functions, together with ancillary functions, including events, visitor tours, cafe, visitor space and retail area (Sui Generis Use); works to include: revised entrance arrangements including new slopes to Albert Square and Cooper Street entrances; upgrade of catering facilities; roof works; new services, plant and equipment; installation of new building lighting; and associated works."

For clarity, the description of development for Listed Building Consent 125553/LO/2019 is as follows:

"LISTED BUILDING CONSENT External and internal restoration, refurbishment and alteration works to the Grade I Listed Town Hall building, together with installation of new building lighting."

Table 1 below confirms the documents submitted in support of this application.

Table 1: Condition Discharge Submission

Condition Wording	Submission Document(s)
Planning Permission 125552/VO/2019	

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Condition Wording	Submission Document(s)
13. Notwithstanding the information detailed within Condition 2 of this application, full and final details of the following works shall be submitted to and formally agreed in writing with Manchester City Council as Local Planning Authority ahead of works commencing as per the hereby approved Control Procedure Hierarchy prepared by Purcell (document ref: OTH-PUR-TH-ZZ-PRO-A-0005). The works shall be carried out only as agreed in accordance with the approved procedure and final confirmation of the proposal for each heritage item shall be submitted to and agreed in writing by the Local Planning Authority in accordance with the approved procedure: a) The works to modify the Lloyd Street entrance, including details of the works to the walls, railings, gates, new doors and openings, structural works and finishing around openings and the proposals for the operation of the original Lloyd Street entrance.	Detail design drawings prepared by Purcell and Ramboll, comprising: OTH-PUR-EX-ZZ-DWG-A-4126 OTH-PUR-EX-ZZ-DWG-A-4127 OTH-PUR-EX-ZZ-DWG-A-4128 OTH-PUR-EX-ZZ-DWG-A-4129 OTH-PUR-EX-ZZ-DWG-A-4130 OTH-PUR-EX-ZZ-DWG-A-4131 OTH-PUR-EX-ZZ-DWG-A-4133 OTH-PUR-EX-ZZ-DWG-A-4134 OTH-PUR-EX-ZZ-DWG-A-7151 OTH-PUR-EX-ZZ-DWG-A-7154 OTH-PUR-EX-ZZ-DWG-A-7155 OTH-PUR-EX-ZZ-DWG-A-7157 OTH-PUR-EX-ZZ-DWG-A-7158 OTH-PUR-EX-ZZ-DWG-A-7160 OTH-PUR-TH-LG-DWG-A-7176 OTH-PUR-TH-LG-DWG-A-7177 OTH-PUR-TH-LG-DWG-A-7178 OTH-PUR-TH-ZZ-DWG-A-5614 OTH-PUR-ZZ-ZZ-DWG-A-5743 OTH-PUR-ZZ-ZZ-DWG-A-5744 OTH-RAM-TH-GF-DWG-S-4051 OTH-RAM-TH-LG-DWG-S-4050 OTH-RAM-TH-XX-DWG-S-4550 The operational statement prepared by MCC as set out below.
Listed Building Consent 125553/LO/2019	
6. Notwithstanding the information detailed within Condition 2 of this application, full and final details of the following works shall be submitted to and formally agreed in writing with Manchester City Council as Local Planning Authority ahead of works commencing as per the hereby approved Control Procedure Hierarchy prepared by Purcell (document ref: OTH-PUR-TH-ZZ-PRO-A-0005). The works shall be carried out only as agreed in accordance with the approved procedure and final confirmation of the proposal for each heritage item shall be submitted to and agreed in writing by the Local Planning Authority in accordance with the approved procedure: i) The works to modify the Lloyd Street entrance, including details of the works to the walls, railings, gates, new doors and openings, structural works and finishing around openings and the proposals for the operation of the original Lloyd Street entrance.	Detail design drawings prepared by Purcell and Ramboll, comprising: OTH-PUR-EX-ZZ-DWG-A-4126 OTH-PUR-EX-ZZ-DWG-A-4127 OTH-PUR-EX-ZZ-DWG-A-4128 OTH-PUR-EX-ZZ-DWG-A-4129 OTH-PUR-EX-ZZ-DWG-A-4130 OTH-PUR-EX-ZZ-DWG-A-4131 OTH-PUR-EX-ZZ-DWG-A-4133 OTH-PUR-EX-ZZ-DWG-A-4134 OTH-PUR-EX-ZZ-DWG-A-7151 OTH-PUR-EX-ZZ-DWG-A-7154 OTH-PUR-EX-ZZ-DWG-A-7155 OTH-PUR-EX-ZZ-DWG-A-7157 OTH-PUR-EX-ZZ-DWG-A-7158 OTH-PUR-EX-ZZ-DWG-A-7160 OTH-PUR-TH-LG-DWG-A-7176 OTH-PUR-TH-LG-DWG-A-7177 OTH-PUR-TH-LG-DWG-A-7178 OTH-PUR-TH-ZZ-DWG-A-5614 OTH-PUR-ZZ-ZZ-DWG-A-5743 OTH-PUR-ZZ-ZZ-DWG-A-5744 OTH-RAM-TH-GF-DWG-S-4051 OTH-RAM-TH-LG-DWG-S-4050 OTH-RAM-TH-XX-DWG-S-4550 The operational statement prepared by MCC as set out below.

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Lloyd Street Entrance Operational Statement

This entrance is to be used by accredited staff and visitors to the building during core office hours. These hours are Monday to Friday from 8am to 8pm. The entrance will also be needed outside of these hours for facilities management, security and catering/events staff who are maintaining and preparing the premises when it is closed. These hours could be between 7am until 2am the following day, and would cover all seven days. Finally the entrance could also be used for short periods of time as a backup to the other public entrances for the building. This could occur at any time over a seven day period between the hours of 8am to midnight. These are the current proposals for the entrance and subject to confirmation once the building reopens.

Application Documentation

The application has been submitted through the Planning Portal, and comprises of the following documents:

- Application forms for the discharge of conditions;
- Drawing pack produced by Purcell and Ramboll, as set out in Table 1; and,
- Lloyd Street Entrance Operational Statement.

The application fee of £116 for the application to agree details reserved by a condition will be paid through internal transfer (Planning Portal Reference number PP-08917282).

There is no application fee for the discharge of conditions attached to a Listed Building Consent (Planning Portal Reference number PP-08917282).

We request the Local Planning Authority's express written consent that the enclosed information is sufficient to allow the partial discharge of the conditions outlined above.

Final confirmation of the operational statement for the entrance will be provided as a further condition discharge application prior to re-opening of the building.

If you require any further details, please do not hesitate to contact my colleague Eithne FitzGerald (0161 455 6963/ eithnefitzgerald@deloitte.co.uk).

Yours sincerely



Laura Feekins
For Deloitte LLP