

CARBONMAZE

83 Ducie Street · 07500800366

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Jackie Armstrong
Technical Support Team
Manchester City Council, P O Box 532
Manchester, M60 2LA

DEAR JACKIE,

In reply to your letter regarding 125888/FO/2020 please find additional information enclosed and explained below:

1. Attached. There are no external alterations to the elevation of the building other than a new extraction flue, external chimney which is shown on the proposed.
2. Design and access statement attached
3. Attached detailed external waste store drawing showing bin proposals to scale
4. Please see servicing plan which shows routes and times for deliveries and collections attached.
5. DDA Access. To achieve level access a beam supporting the structure of the building would have to be removed. Please see attached structural report and photos which conclude that removing this is not a viable option. Whilst an engineering solution could be found, the proposed works would involve works that will not be approved by the landlord and would require other tenants to vacate during the works until it is signed off which therefore will mean that my client cannot take the lease as it will not be a viable location.
6. I have attached a confirmation statement that my client is happy to work with Secured by Design criteria and any new fixtures would be of such standards.
7. An Operating Schedule and dispersal procedure for the premises have been attached which include details of a strategy for managing smokers, in particular noise from smokers.
8. We have sent the plan and details to the Licensing section of the greater Manchester Police however we are still awaiting their comments which will be forwarded to you once received.
9. An Application for a Liquor License has not yet been made or granted but when the application is made it will be for all opening hours 12:00 – 22:00 Monday to Friday (and Sunday) and 12:00 – 23:00 Saturdays.
10. An acoustic assessment has been conducted and is attached which provides existing noise levels. It also has a indication of the noise levels we are proposing. Most of the seating and music, bar area etc will be located in the basement using

the ground floor as an acoustic lobby. We will also be installing sound limiters to the amplification equipment to ensure that the system does not exceed the maximum internal noise level.

11. Extraction will be located externally via an external – it is now shown on the proposed elevation and will terminate at roof level.

12. No new air conditioning units are proposed.

Please reach out if there is any other information that you require,

If you could confirm your receipt of information,

Kind regards

Ryan

Ryan McKeown
Carbon Maze Limited

07500800366

