



Paul Butler Associates

Planning, Development & Heritage Consultants

28 October 2019

Mrs Julie Roscoe
Manchester City Council
Planning
P O Box 532
Town Hall
Manchester
M60 2LA

19.1343/p2

Dear Julie,

Faulkner House, Faulkner Street, Manchester, M1 4DY
Submission of Application for Planning Permission

On behalf of our client Bruntwood, please find enclosed an application for Planning Permission relating to Faulkner House, Faulkner Street, Manchester.

The planning application is for:

'External alterations including to Faulkner Street entrance, provision of artwork mural on blank New York Street elevation, manifestations to glazing, lighting and associated works'.

The works are part of a wider refurbishment of Faulkner House including internal improvements to the reception and communal areas. These works are necessary to ensure that the building can continue to offer high quality office accommodation to meet the needs of occupiers and compete with other offices spaces in the City Centre.

As part of the works the existing entrance on Faulkner Street will be improved with a design which will give the building a more distinctive identity, increase the prominence of the building's main entrance, and reflect the internal refurbishment works being undertaken.

An artwork mural is also proposed to the blank New York Street elevation of the building which will make it more recognisable and bring colour and life to the streetscene.

Further detailed information on the application proposal including an assessment against the relevant planning policy context, is provided within the submission documents and drawings listed below.

Application Submission

The application is supported by the following information:

- Completed Application Forms for Planning Permission and Certificates.
- Planning and Heritage Statement (including discussion of design and access matters) prepared by Paul Butler Associates.
- Nano Liner Allegro AC XB Product Specification.

Drawings prepared by AXI:

Drawing number	Revision	Drawing Title	Scale and Paper Size
AXI – 005	00	Location and Site Plan	1:1250 and 1:500 @ A1
AXI – 060	00	External Elevations as Existing	1:100 @ A1
AXI – 162	00	External Elevations Entrance Canopy As proposed	Various @ A1
AXI – 163	00	External Elevations Entrance Canopy Details Sheet 2	Various @ A1
AXI – 164	00	New York Street Mural Design and Lighting as Proposed	1:100 @ A1
AXI – 165	00	Main Entrance Proposed GA and Dismissed Access as Proposed	Various @ A1

The application fee of £234 for the planning application will be paid on submission.

The proposal fully accords with national and local planning policy guidance. Paul Butler Associates are pleased to submit this application for planning permission on behalf of Bruntwood, and look forward to working with Manchester City Council in progressing the application through to a positive determination.

Yours sincerely



Ralph Taylor BSc. MPLAN MRTPI
Senior Planner