

Studio Maurice Shapero

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Date: 24 June 2025

Angel Leckie

Planning Department
Manchester City Council
Planning and Building Control
PO Box 532
Manchester M60 2LA

Re: Application to Discharge Planning Conditions

Site: 35 Liverpool Road, Manchester

Planning Reference: 131047/FO/2021

Dear Angela,

I am writing to formally apply for the discharge of several conditions attached to planning permission ref. 131047/FO/2021 at 35 Liverpool Road, Manchester.

The following conditions are addressed within this submission:

- **Condition 3** – Refuse storage and collection
- **Condition 4 (a & b)** – Air quality mitigation (construction and occupation)
- **Condition 5** – Acoustic insulation and overheating mitigation
- **Condition 6** – Confirmation of Class C3(a) residential use only
- **Condition 7** – Confirmation that the property will not be used for short-term letting or serviced accommodation
- **Condition 10 & 11** – Drainage (layout and separation)
- **Condition 13** – Construction Management Plan
- **Condition 14** – Archaeology (WSI and final report submitted)
- **Condition 15** – External materials

Condition 8 (Contamination: Preliminary Risk Assessment) is currently being finalised and will be submitted separately later this week.

Condition 9 (Contamination: Verification Report) will be addressed if required, depending on the findings of the PRA.

Condition 12 (Surface water drainage implementation and maintenance) is a pre-occupation requirement and will be addressed in a future submission once the drainage system has been installed.

Enclosed Documents:

- A comprehensive **Condition 15 Materials Summary**, referencing key architectural, structural, and technical drawings
- Archaeological report (Condition 14)
- Acoustic and air quality statements
- Details for refuse and waste storage
- Drainage strategy documentation
- Construction management plan
- Written confirmations for Conditions 6 and 7 (included within this letter)

The required application fee of **£86** has been paid via the Planning Portal.

Please do not hesitate to get in touch if further clarification or information is required.

Yours sincerely,
Maurice Shapero