Manchester City Council
Planning and Regeneration
Town Hall Extension
Manchester
M60 2LA

Ref: 126-004
Email: planning@manchester.gov.uk

2 June 2025

550 Ashton New Road, Manchester M11 4AA

Discharge of Condition 13 pursuant to 141779/JO/2024

Please find enclosed the application form, application fee (£298) and supplementary documentation to discharge Condition 13 pursuant to planning permission 141779/JO/2024.

This submission includes:

- External materials sample schedule_Rev B
- Condition 13 Discharge Note_Rev B

Within the decision notice for 141779/JO/2024, Condition 13 states that;

> *'The materials to be used on all external elevations of the development shall be carried out in accordance with the approved samples and specifications within the materials schedule received by the City Council, as Local Planning Authority, on the 13 May 2024 (as approved under CDN/24/0392). The approved detail shall be implemented in full as part of the development. With the exception of the bull nose sample including fixing details.*
>
> *In order to formally close out this condition further details are required and shall be submitted to and approved in writing by the City Council, as Local Planning Authority within 3 months from the date of this planning permission.'*

The enclosed external materials sample schedule refers to all external materials and includes the details of the aluminium cladding. This to be read in conjunction with the

Condition 13 discharge note, which evidences the benefits of this cladding option from a design perspective.

Cladding option two has been proposed to provide a less obtrusive fixing detail, which addresses the main concern raised by the case officer during a visit to site in December 2024 (where a previous sample option was reviewed). The attached documents identify that the aluminium cladding has a half round profile, in the colour RAL 9006 white aluminium.

After reviewing the enclosed details, the case officer has provided written confirmation approving cladding option two, with this discharge of condition application now formalising this decision.

We trust the application can be validated at your earliest convenience and due to previous discussions, we trust that the application can be determined without hesitation.

Should you have any queries, please do not hesitate to contact us.

Yours sincerely,

[redacted]

Imogen Byrne-Mullan

cc:

enc: As above