

Emily Booth

From: Katie Parfett-Bass <katie.parfettbass@savills.com>
Sent: 18 March 2025 17:33
To: Paul Mason; Emily Booth
Cc: Eleanor Loasby; Tony Scott - The Millbridge Group Plc (tscott@millbridgegroup.co.uk); Natasha Snowling - The Millbridge Group Plc (nsnowling@millbridgegroup.co.uk); Kate Martyn (kate.martyn@insall-architects.co.uk); Jack McStay (jack.mcstay@portview.co.uk); Pj Ward (pj.ward@portview.co.uk)
Subject: RE: 35 King Street- URGENT

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Hi Emily,

Further to the below, I can confirm we are happy to remove the redundant Christmas light brackets.

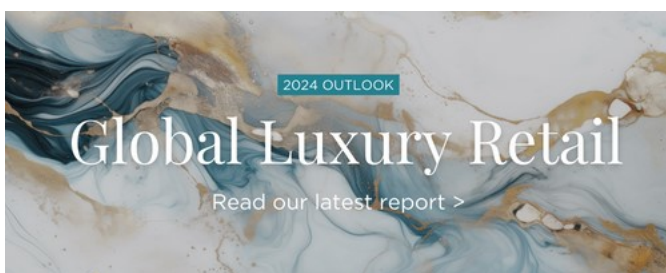
Many thanks,

Katie

Katie Parfett-Bass
Associate
Planning

Savills, Belvedere, 12 Booth Street, Manchester, M2 4AW

Tel : +441612777292
Mobile : +447807999881
Email : katie.parfettbass@savills.com
Website : www.savills.co.uk



From: Katie Parfett-Bass
Sent: 18 March 2025 17:18
To: Paul Mason - Manchester City Council (paul.mason@manchester.gov.uk) <paul.mason@manchester.gov.uk>; emily.booth@manchester.gov.uk
Cc: Eleanor Loasby <Eleanor@johnsonpinney.com>; Tony Scott - The Millbridge Group Plc (tscott@millbridgegroup.co.uk) <tscott@millbridgegroup.co.uk>; Natasha Snowling - The Millbridge Group Plc (nsnowling@millbridgegroup.co.uk) <nsnowling@millbridgegroup.co.uk>; Kate Martyn (kate.martyn@insall-architects.co.uk) <kate.martyn@insall-architects.co.uk>; Jack McStay (jack.mcstay@portview.co.uk)

Subject: RE: 35 King Street- URGENT

Hi Emily,

Thank you for your email below. I've put a few comments in red below. If [@Paul Mason - Manchester City Council](mailto:paul.mason@manchester.gov.uk) (paul.mason@manchester.gov.uk) can possibly attend site tomorrow to review the pointing so this condition can be discharged that would be very much appreciated. The company are on site tomorrow so it would be very helpful.

Many thanks,

Katie

Discharge of Condition 10 of the LBC (repairs to windows/brickwork/stonework) – CDN/24/1170 – We can confirm this condition can be discharged based on the information that we have received so far once we have confirmation that the redundant Christmas Light brackets can be approved and have seen and agreed the pointing sample. I will confirm r.e. the removal of the Christmas light brackets asap – just needs to be agreed with the landlord

- This was due a decision 11th Feb, the LPA requested further info which we responded to on the 24th Feb.
- We need approval on all of the info provided, but in particular the paint sample as per Jack's email on Tuesday (sample submitted in November) – [I can confirm that that the use of Farrow and Ball Exterior Eggshell – All White \(All White No.2005 | Exterior Eggshell | Wood & Metal Paint Exterior Eggshell | Farrow & Ball \) is acceptable for use to repaint the window frames and cills.](#) Thank you for confirming this.
- We need approval by early next week latest as the scaffolding is due to come down in less than two weeks
- As per my email earlier, it would be useful if Paul could attend site on Weds if possible, to review the pointing works – [Paul is in the office on Wednesday and I will mention this to him, but he may not have time as he is only in for one day.](#) If you could provide an update either way tomorrow morning that would be appreciated – if Paul could attend at any point just to sign off the sample that would be appreciated. Otherwise we can send a photo/description but we'll need comments from Paul either way tomorrow if he is going on leave after this, as the pointing is scheduled to be done this week

Discharge of Condition 9 of the LBC (secondary glazing) – CDN/24/1083 – Has been passed though for sign off. I will let you know if there are any queries. Thank you – I have just received this – much appreciated.

- We have explained in full why this is required from a security perspective , and provided the necessary evidence from the insurers. As previously noted, aesthetically it is not visible from the outside. The installation of these needs to start Tuesday 18th or we face a delay to the project opening dates

Discharge of Condition 7 of the LBC and 13 of the full PP (Lightwell planting) – CDN/24/1184 and CDN/25/0050 – On the basis of the Options assessment I would advise that Option C is the only acceptable proposals as the other two options cause harm that can't be justified given that the harm can be minimised by taking forward Option C. This application must be determined before 14.04.25 great thank you, we will get the formal information and drawings for Option C to you asap – if you could consider this information as part of these discharge of condition applications that would be much appreciated.

- We need a response to my email yesterday as soon as possible please. Emily – once the strategy is agreed it would be useful if you could confirm that this can be dealt with as part of the current

discharge of condition applications, rather than there being a requirement to submit new standalone applications. Unfortunately we don't have time to wait 8 weeks for any applications to be determined

Discharge of Condition 6 of the LBC (M&E) – [CDN/25/0159](#) – Must be determined before 18.05.25 this application doesn't relate to Condition 6 of the LBC – please see below

- As you saw on site, the M&E has all been installed – we will look to submit the information to formally discharge the outstanding element of this condition once we have written confirmation that the works are acceptable. My understanding from the site meeting was that Paul is happy with what has been undertaken but would appreciate written confirmation. [I can confirm that the openings created are acceptable. I just need to check if we were requesting any other information on the appearance etc.](#) [thank you for confirming – if you need anything further please let us know and we can provide.](#) Note that I haven't re-submitted the discharge of condition application to discharge the outstanding element of the M&E Condition yet (Condition 6 of the LBC) – this will be done this week

App Ref CDN/25/0159 (currently pending consideration) relates to Discharge of Conditions 3 (Materials to be Approved), 6 (Noise 6 - External Equipment), 9 (Plant Screens) and 10 (External Equipment) of application referenced 139242/FO/2024. We could do with a steer, particularly in relation to approval of the plant screens, as soon as possible. Would it be possible to get a steer before you go off on the 25th March? Otherwise if someone could provide comment in your absence that would be very much appreciated. Again, any delays here will have an impact on the store opening. Hopefully given the lengthy discussions we've had with both you and Paula on this (and given you've confirmed in principle agreement to the materiality of the screen we have gone with), it should be achievable to get a steer before you go off.

As always, your assistance with these is greatly appreciated!

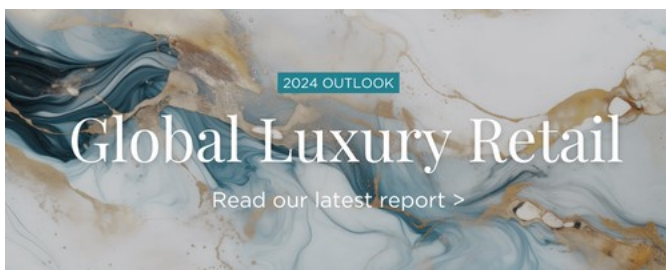
Many thanks,

Katie

Katie Parfett-Bass
Associate
Planning

Savills, Belvedere, 12 Booth Street, Manchester, M2 4AW

 Tel : +441612777292
Mobile : +447807999881
Email : katie.parfettbass@savills.com
Website : www.savills.co.uk



From: Emily Booth <emily.booth@manchester.gov.uk>

Sent: 17 March 2025 15:03

To: Katie Parfett-Bass <katie.parfettbass@savills.com>

Subject: FW: 35 King Street- URGENT

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Good Afternoon Katie,

I hope that you have had a great weekend.

I have put the dates we can keep each application until before determining below.

Yes, the delay in determining these applications is due to Paula not being replaced yet and that some were affected by the Christmas Break as were other applications submitted in November and December.

Paul has also had to take quite a lot of leave in the last two weeks too. Also, I won't see him when he is back as I will be on leave from 25th March until 1st April. If there are critical dates to meet while I am away I will have to ask management if they can be temporarily managed by someone else in my team so please let me know.

I hope that this is of use to you.

Best Wishes,

Emily Booth
Planner
Planning, Building Control and Licensing
Growth and Neighbourhoods
E-mail: emily.booth@manchester.gov.uk
Tel: 0161 234 4193/0161 676 2154
Internal: 800 34193

Notice of upcoming leave –
25th to 31st March 2025 (inclusive)
10th, 11th and 17th April 2025
23rd and 30th May 2025
2nd June 2025

Postal Address: Manchester City Council, P.O.Box 532 Town Hall, Manchester, M60 2LA
Location: Town Hall Extension, Level 6

From: Katie Parfett-Bass <katie.parfettbass@savills.com>
Sent: 14 March 2025 15:14
To: Emily Booth <emily.booth@manchester.gov.uk>
Cc: Matthew Sobic <MSobic@savills.com>
Subject: RE: 35 King Street- URGENT

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Thanks Emily.

If you could prioritise the items below, and also the shopfront discharge of condition for Mansfield Chambers that would be very much appreciated.

I appreciate there's a few matters to review here, but most of it has been with the Council for a number of months and as I've previously said, a delay beyond next week will have significant impacts from a commercial perspective and delay opening for both stores.

Appreciate the delay is largely down to Paula having left, but I'm sure you can appreciate why we can't wait any longer!

Thanks and have a good weekend,

Katie

Katie Parfett-Bass
Associate
Planning

Savills, Belvedere, 12 Booth Street, Manchester, M2 4AW

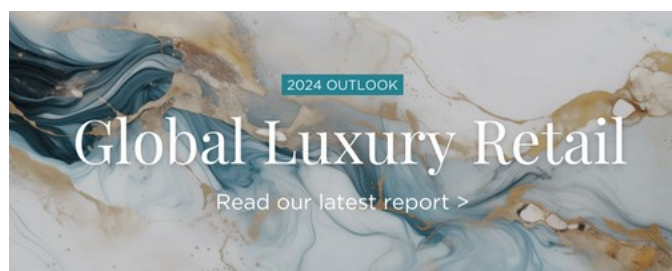
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From: Emily Booth <emily.booth@manchester.gov.uk>

Sent: 14 March 2025 14:54

To: Katie Parfett-Bass <katie.parfettbass@savills.com>

Subject: FW: 35 King Street- URGENT

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Hi Katie,

Paul is on leave apart from one day this week and next week. I will try my best to get comments from him on these on that day, but it might not be possible until he is back for a full week the week after.

Best Wishes,

Emily Booth
Planner
Planning, Building Control and Licensing
Growth and Neighbourhoods
E-mail: emily.booth@manchester.gov.uk
Tel: 0161 234 4193/0161 676 2154

Internal: 800 34193

Notice of upcoming leave –
26th to 31st March 2025
10th, 11th and 17th April 2025

Postal Address: Manchester City Council, P.O.Box 532 Town Hall, Manchester, M60 2LA
Location: Town Hall Extension, Level 6

From: Katie Parfett-Bass <katie.parfettbass@savills.com>
Sent: 13 March 2025 13:04
To: Emily Booth <emily.booth@manchester.gov.uk>; Paul Mason <paul.mason@manchester.gov.uk>
Cc: Matthew Sobic <MSobic@savills.com>; Tony Scott - The Millbridge Group Plc (<tscott@millbridgegroup.co.uk> <tscott@millbridgegroup.co.uk>; Eleanor Loasby <Eleanor@johnsonpinney.com>; Kate Martyn (<kate.martyn@insall-architects.co.uk> <kate.martyn@insall-architects.co.uk>; Natasha Snowling - The Millbridge Group Plc (<nsnowling@millbridgegroup.co.uk> <nsnowling@millbridgegroup.co.uk>; Jack McStay (<jack.mcstay@portview.co.uk> <jack.mcstay@portview.co.uk>
Subject: RE: 35 King Street- URGENT

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Hi Emily and Paul,

Sorry, me again.

I am conscious that I only sent my email on the lightwell options to you yesterday, however there are a number of urgent matters on this project that we need a steer on in order to prevent any delay to the store opening. We would therefore request that the below matters are reviewed as soon as possible, by Tuesday next week at the latest as this is now critical from a commercial perspective.

[@Emily Booth](#) I know Paul is on leave until early next week, but are you able to provide any update on the progress of the conditions below? Has any feedback been provided before Paul went on leave?

Discharge of Condition 10 of the LBC (repairs to windows/brickwork/stonework) – CDN/24/1170 – We can confirm this condition can be discharged based on the information that we have received so far once we have confirmation that the redundant Christmas Light brackets can be approved and have seen and agreed the pointing sample.

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- We are very happy to have a call or on site meeting to discuss all of these proposals next week.

Many thanks in advance,

Katie

Katie Parfett-Bass
Associate
Planning

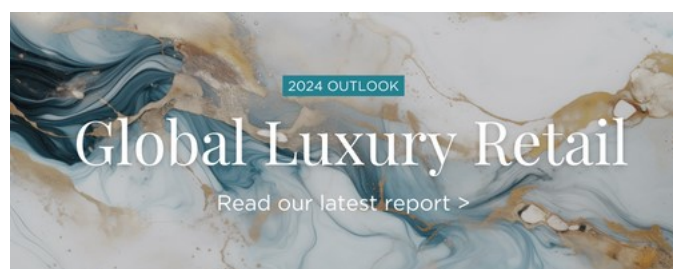
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Website : www.savills.co.uk



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