

Lucy Harrison  
Planning and Development  
Manchester City Council  
Town Hall  
Albert Square  
Manchester  
M60 2LA

**Email** Claire.walker1@cushwake.com  
**Direct** +44 (0)161 235 7638  
**Mobile** +44 (0)7877 661883

30<sup>th</sup> January 2025

Dear Lucy,

**Section 96A application to amend drawings approved under application ref. 129406/FO/2021 (as amended) at Land at Deansgate South, Manchester**

Cushman & Wakefield, on behalf of Fusion Manchester DevCo Ltd, hereby apply to Manchester City Council under Section 96A of the Town and Country Planning Act 1990 for a non-material amendment to planning permission ref: 129406/FO/2021 (as amended) to amend the approved elevations.

The following documents and drawings are submitted with this application:

- Application Forms;
- This covering letter;
- Proposed - Elevations - East and West (20269-0351-P-03); and
- Proposed - Elevation and Sections Study - East Elevation (20269-0363 P-01).

**Background and Proposal**

During the course of discharging condition 10 (materials), it was agreed with the Council to make the following amendments to the elevations:

- Insertion of a perforated aluminium cover to the louvres; and
- Replacement of the aluminium panels on the eastern elevation with clear glazing or a glazed spandrel panel.

The above changes seek to achieve the Council's expectations regarding design quality are achieved, specifically with anodised aluminium now proposed in lieu of PPC aluminium on the building elevations, with the substituted glazing panels ensuring that the necessary fire safety rating is still achieved on the east elevation.

The proposed amendment has been discussed with the case officer in pre-application discussions and agreed as being non-material in nature.

### Replacement Drawings

The drawings now submitted will replace drawings listed in condition 2 of the permission as set out in the table overleaf:

| Drawing Title                                            | Approved Drawing Reference | Amended Drawing Reference |
|----------------------------------------------------------|----------------------------|---------------------------|
| Proposed - Elevations - East and West                    | 20269-0351-P-02            | 20269-0351-P-03           |
| Proposed - Elevation and Sections Study - East Elevation | 20269-0363 P-00            | 20269-0363 P-01           |

### Conclusion

The application has been submitted, and the requisite application fee paid, via the Planning Portal.

I trust that you have all of the necessary information to validate the application, however if you have any queries please do not hesitate to contact me.

Yours sincerely



**Claire Walker MRTPI MRICS**  
**Partner, Cushman & Wakefield Planning**