



Paul Butler Associates

Planning, Development & Heritage Consultants

09.01.2025

Mrs Julie Roscoe
Planning and Development
Manchester City Council
PO Box 532
Town Hall
Manchester
M60 2LA

Ljr/17.1134/df090125

FAO Sue Wills, North Team

Dear Mrs Roscoe,

**Phase 2, 9 & H, Brunswick PFI: Brunswick Neighbourhood, Manchester, M13 9UP.
Discharge of condition application seeking the discharge of condition 9 attached to planning permission 109831/FO/2015/N2.**

We are pleased to submit a discharge of condition application on behalf of Countryside Partnerships North West. The application seeks the discharge of Condition 9 attached to planning permission 109831/FO/2015/N2.

The condition to which this application relates is Condition 9 *'The development hereby approved shall achieve a post-construction Building Research Establishment Environmental Assessment Method (BREEAM) rating of four star sustainability rating under the code for sustainable homes for those elements of the development which are residential in nature. Post construction review certificate(s)/verification statement shall be submitted to and approved in writing by the City Council as local planning authority within six months of a particular residential property hereby approved being first occupied. Reason - In order to minimise the environmental impact of the development pursuant to policies SP1, T1-T3, EN4-EN7 and DM1 of the Core Strategy, policies ER13 and DP3 of Regional Spatial Strategy for the North West (RSS13) and the principles contained within The Guide to Development in Manchester SPD (2007) and the National Planning Policy Framework'.*

Submitted in discharge of Condition 9 are confirmation certificates for each of the approved dwellings:

Plot No	Phase	Address	Post Code	Star Rating
94	Phase 2	1a Lockton Close	M1 7JG	4 Star
95	Phase 2	1b Lockton Close	M1 7JG	4 Star
96	Phase 2	1c Lockton Close	M1 7JG	4 Star
97	Phase 2	1d Lockton Close	M1 7JG	4 Star
98	Phase 2	1e Lockton Close	M1 7JG	4 Star
99	Phase 2	1f Lockton Close	M1 7JG	4 Star
100	Phase 2	1g Lockton Close	M1 7JG	4 Star
101	Phase 2	1 Clare Street	M1 7AL	4 Star
102	Phase 2	3 Clare Street	M1 7AL	4 Star
103	Phase 2	8 Grosvenor Street	M1 7EW	4 Star
104	Phase 2	6 Grosvenor Street	M1 7EW	4 Star

Plot No	Phase	Address	Post Code	Star Rating
112	Phase 9	48 Grosvenor Street	M1 7EW	4 Star
113	Phase 9	46 Grosvenor Street	M1 7EW	4 Star
114	Phase 9	44 Grosvenor Street	M1 7EW	4 Star
115	Phase 9	42 Grosvenor Street	M1 7EW	4 Star
116	Phase 9	40 Grosvenor Street	M1 7EW	4 Star
117	Phase 9	38 Grosvenor Street	M1 7EW	4 Star
118	Phase 9	36 Grosvenor Street	M1 7EW	4 Star
119	Phase 9	34 Grosvenor Street	M1 7EW	4 Star
120	Phase 9	32 Grosvenor Street	M1 7EW	4 Star
121	Phase 9	30 Grosvenor Street	M1 7EW	4 Star
122	Phase 9	28 Grosvenor Street	M1 7EW	4 Star
123	Phase 9	26 Grosvenor Street	M1 7EW	4 Star
127	Phase H	2 Litcham Close	M1 7FN	4 Star
128	Phase H	4 Litcham Close	M1 7FN	4 Star
129	Phase H	6 Litcham Close	M1 7FN	4 Star

The certificates are combined into a single pdf for ease of upload. The above certificates permit full discharge of Condition 9.

The application fee has been paid via the planning portal.

If you have any queries regarding the information that has been submitted as part of the application, please do not hesitate to get in touch.

Yours sincerely



David Tye BSc MTPI MRTPI
Director

Cc Abbie Mason, Countryside