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## Supporting Statement for 2 Earl Walk, Longsight, Manchester M12 4HL

**Existing Use**

The existing site at 2 Earl Walk comprises a single-storey detached building. According to the planning history, the property was previously converted from a post office into a religious gathering space.

**Proposed Use**

The current proposal seeks to repurpose the ground floor for use as a Nursery (Use Class E(f)) and to add a first-floor extension to accommodate office spaces (Use Class E). The uses of the ground and first floor are entirely separate and independent of each other.

To ensure functionality and accessibility, the plot will be divided into two distinct areas for access:

- **Ground Floor (Nursery):** Access will be provided directly to the Nursery, maintaining its independence from the first-floor use.
- **First Floor (Office Spaces):** A new staircase block will be constructed to provide dedicated access to the office spaces on the first floor.

Internally, the ground floor and first floor are completely segregated, with no shared spaces or interconnection between the two uses. Additionally, each use has been allocated its own bin storage area at the rear of the property to further reinforce their operational independence.

The floor plans submitted alongside this statement clearly indicate the proposed division of uses and access arrangements. This design ensures that both the Nursery and the office spaces function independently, meeting the requirements of the proposed development.