



Paul Butler Associates

Planning, Development & Heritage Consultants

03 October 2024

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

Ljr/17.1134/df031024

FAO Sue Wills, North Team

Dear Mrs Roscoe,

Brunswick PFI: Brunswick Neighbourhood, Manchester, M13 9UP.

Discharge of condition application seeking the partial discharge of condition 5 attached to planning permission 137380/JO/2023.

We are pleased to submit a discharge of condition application on behalf of Countryside Partnerships North West. The application seeks the partial discharge of condition 5 attached to planning permission 137380/JO/2023.

The condition to which this application relates is Condition 5 'Code for Sustainable Homes' – The submission of Code for Sustainable Homes Certificates for residential buildings within the development. This requires dwellings to achieve a post-construction Building Research Establishment Environmental Assessment Method (BREEAM) rating of four star sustainability rating under the code for sustainable homes. The condition applies only to those elements of the development which are residential in nature

Submitted in partial discharge of Condition 5 are confirmation certificates for the following dwellings:

Plot No	Phase	House No	Address	Post Code	Star Rating
2	AJ1	145a	Upper Brook Street	M13 9JS	4 Star
3	AJ1	145	Upper Brook Street	M13 9JS	4 Star
29	B	1	Mawson Road	M13 9HG	4 Star
30	B	3	Mawson Road	M13 9HG	4 Star
31	B	5	Mawson Road	M13 9HG	4 Star
32	B	7	Mawson Road	M13 9HG	4 Star
33	B	9	Mawson Road	M13 9HG	4 Star
34	B	11	Mawson Road	M13 9HG	4 Star
35	B	13	Mawson Road	M13 9HG	4 Star
36	B	15	Mawson Road	M13 9HG	4 Star
37	B	17	Mawson Road	M13 9HG	4 Star
38	B	19	Mawson Road	M13 9HG	4 Star
39	B	21	Mawson Road	M13 9HG	4 Star
40	B	23	Mawson Road	M13 9HG	4 Star
58	7	1a	Statham Road	M13 9YS	4 Star
59	7	1b	Statham Road	M13 9YS	4 Star

60	7	1c	Statham Road	M13 9YS	4 Star
61	83	9	Statham Road	M13 9YS	4 Star
62	83	11	Statham Road	M13 9YS	4 Star
63	83	13	Statham Road	M13 9YS	4 Star
64	83	15	Statham Road	M13 9YS	4 Star
80	19	59	Grosvenor Street	M13 9UB	4 Star
81	19	61	Grosvenor Street	M13 9UB	4 Star
82	88	1a	Addison Close	M13 9SB	4 Star
83	88	1b	Addison Close	M13 9SB	4 Star
84	88	1c	Addison Close	M13 9SB	4 Star
85	88	1d	Addison Close	M13 9SB	4 Star
86	88	1e	Addison Close	M13 9SB	4 Star
87	88	4	Westman Drive	M13 9ES	4 Star
88	88	2	Westman Drive	M13 9ES	4 Star
89	F1	29	Oregon Close	M13 9SA	4 Star
90	F1	27	Oregon Close	M13 9SA	4 Star
91	F1	25	Oregon Close	M13 9SA	4 Star
92	F1	23	Oregon Close	M13 9SA	4 Star
93	F1	21	Oregon Close	M13 9SA	4 Star
94	2	1a	Lockton Close	M1 7JG	4 Star
95	2	1b	Lockton Close	M1 7JG	4 Star
96	2	1c	Lockton Close	M1 7JG	4 Star
97	2	1d	Lockton Close	M1 7JG	4 Star
98	2	1e	Lockton Close	M1 7JG	4 Star
99	2	1f	Lockton Close	M1 7JG	4 Star
100	2	1g	Lockton Close	M1 7JG	4 Star
101	2	1	Clare Street	M1 7AL	4 Star
102	2	3	Clare Street	M1 7AL	4 Star
103	2	8	Grosvenor Street	M1 7EW	4 Star
104	2	6	Grosvenor Street	M1 7EW	4 Star
105	D	24	Oregon Close	M13 9SA	4 Star
106	D	22	Oregon Close	M13 9SA	4 Star
107	D	20	Oregon Close	M13 9SA	4 Star
108	D	18	Oregon Close	M13 9SA	4 Star
109	D	16	Oregon Close	M13 9SA	4 Star
110	D	14	Oregon Close	M13 9SA	4 Star
111	D	12	Oregon Close	M13 9SA	4 Star
Flat 1	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 2	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 3	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 4	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 5	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 6	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 7	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 8	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 9	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 10	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 11	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 12	Polygon	10	Polygon Street	M13 9SG	4 Star

Flat 13	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 14	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 15	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 16	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 17	Polygon	10	Polygon Street	M13 9SG	4 Star
Flat 18	Polygon	10	Polygon Street	M13 9SG	4 Star

The certificates are combined into a single pdf for ease of upload. We believe the above certificates permit discharge of Condition 5 for the following:

Phase B – discharge for all dwellings in phase
Phase 7 - discharge for all dwellings in phase
Phase 83 - discharge for all dwellings in phase
Phase 19 - discharge for all dwellings in phase
Phase 88 - discharge for all dwellings in phase
Phase F1 - discharge for all dwellings in phase
Phase 2 - discharge for all dwellings in phase
Phase D - discharge for all dwellings in phase
Polygon Building – discharge for all dwellings in phase
Phase AJ1 - partial discharge for plots 2 and 3 only

Further applications will follow once certification is completed.

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 Partnerships North West)