
CDN/24/0886 Lincoln Building 3 Brazennose Street Manchester URN:2008/1220/PLA/04

From Adrian Murphy <Adrian.Murphy@gmp.police.uk>
Date Thu 17/10/2024 09:29
To Michael Pearson <Michael.Pearson@manchester.gov.uk>

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Good morning Michael,

**Discharge of Conditions 19 (External areas) and 29 (Hours of opening) attached to Planning Permission 111805/FO/2016/C1, as amended by 137650/NMC/2023 and 140162/NMC/2024
Lincoln Building 3 Brazennose Street Manchester**

Having reviewed the application, I consider the proposed hours of opening of the external seating areas and the proposed opening hours of the retail, food and beverage uses appropriate for units on the ground floor of the Lincoln Building. I initially had some concerns regarding the use of the external area on the east side of the building, at Unit 3, given its proximity to St Mary's Church (and associated parochial house) and the potential to generate noise and disturbance to residents. However, I have contacted GMP's Divisional Licensing Officer and was informed that the City Council have granted a premises licence for Unit 3 (to Zaap Ltd - a Thai street food/bar business) which includes conditions on opening (internal and external spaces) as those sought via the planning application. The licence includes several other conditions that will address any issues that may arise relating to maintaining order/management of the outdoor space at Unit 3. The imposition of these conditions has allayed my concerns and confirm that Design for Security have no objection to the application. I am happy for the Local Planning Authority to determine the application in accordance with local policies and the National Planning Policy Framework without further input from Greater Manchester Police, Design for Security.

Kind regards

Adrian Murphy BSc(Hons) Dip TP Dip Mgmt MRTPI
Consultant

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