



AshtonHale

Sue Wills
Planning
Manchester City Council
PO Box 532
Manchester
M60 2LA

Submitted via Planning Portal only: PP-13393646

9th September 2024

Dear Sue

Application to Discharge Conditions 3 of Planning Permission 139720/JO/2024

AshtonHale has been instructed by Britannia Victoria Limited to submit an application to discharge condition 3 of permission 139720/JO/2024 (a variation of 135848/FO/2022) which permits the erection of a residential development at the site of the Former Victoria Park Probation Centre. Condition 3 reads:

"Prior to above ground works, samples and specifications of all materials to be used on all external elevations of the development shall be submitted to and approved in writing by the City Council as local planning authority. The development shall be carried out in accordance with the agreed details."

In order to discharge this condition, an External Materials List (ref: 31/05/2024) has been prepared by Ollier Smurthwaite Architects and submitted with this application, which is as previously approved under CDN/24/0509. The approval letter requires the use of fibre-cement slates with riven edges for the pitched roofs. As discussed with Ollier Smurthwaite Architects, the Applicant and team have explored all suppliers and the riven edge adds a significant cost increase, therefore a smooth edge is now proposed. As such, we request an approval which allows for this.

I trust the above is in order and I look forward to receiving confirmation that the application has been validated. Should you require any additional information in order to progress the application, please do not hesitate to contact me.

Yours sincerely,

Louisa Fielden

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AshtonHale Ltd