

F.A.O. Angela Leckie

Planning
Manchester City Council
P O Box 532
Manchester
M60 2LA

Thursday 25 July 2024

DELIVERED VIA PLANNING PORTAL

Our Reference : 10266/MCC/AL/DL/43
Planning Portal Ref: PP-13275124

Dear Angela,

Planning Permission Ref 125573/FO/2019: Plot 11 First Street

Discharge of Planning Condition 10 parts d and e

Please find enclosed an application for discharge of condition 10 parts d and e in relation to Planning Permission Ref: 125573/FO/2019 (approved March 2021). The Applicant is Downing Living (Manchester) Limited Partnership Incorporated. The Planning Permission relates to the *"Construction of four buildings of heights varying from 10 storeys to 45 storeys together comprising Co-living bedspaces (use class sui generis) and associated amenity facilities, with ground floor and first floor commercial and first floor commercial (Use Class E a (retail), E b (Cafe / restaurant), E (c) Hairdressers and E(d) (Gym), private amenity space and public realm comprising hard and soft landscaping, car parking and cycle facilities and other associated works on Plot 11 First Street comprising Land Bound By Hulme Street to the North, Wilmott Street to the East, The Unite Parkway Gate development and Mancunian Way to the South, and Medlock Street to the West, Manchester."*

Condition 10 parts d (Phase A & B)

Condition 10d is worded as follows:

"Details of how surface water from the public realm would be managed within the public realm through Suds interventions such as infiltration, swales, soakways, rain gardens and permeable surfaces"

Condition 10 parts e (Phase B only)

Condition 10e is worded as follows:

"Details of Bio Solar Green Roofs"

The information contained within the submission relates to Phase A and B as shown on drawing 10266-Z0-A-G100-PL-XX-99001.

Continued:

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Application Documentation

The following document has been submitted through the planning portal (ref: PP-13275124) as part of the application:

Condition 10 part d

- FSS-AJP-ZZ-XX-RP-C-3000
- 25804651-253--First-Street-Manchester--Block-D--F1-2211509--Below-Ground
- 25845570-250--First-Street-Manchester--Blocks-A-B--F1-2178872-Below-Ground
- GEOLight Brochure
- GSE Ultraflex Smooth GEOMembrane Data Sheet
- Bontect NW Datasheet
- 051-23-Di First Sheet O+ M
- ABG Fildrain 2SSW
- E278622_01-ATT1- First Street Construction
- E278622_02-ATT2- First Street Construction
- GEOLight Datasheet 400 600 800
- JFC CorriPipe
- JFC CorriPipe Twinwall Drainage System BRA
- Sign off T1.
- Sign off T2.
- Block A and B Attenuation Records and Photos
- Block D Attenuation Records and Photos
- FSS-AJP-XX-00-DR-C-0001-C11 - DRAINAGE STRATEGY
- FSS-AJP-XX-00-DR-C-0011-P02 - EXCEEDANCE FLOW PATHS
- SW NETWORK CALCULATIONS - BLOCKS A & B
- SW NETWORK CALCULATIONS - BLOCKS C & D
- SW28 manhole installation record
- SW49 manhole Installation record

Condition 10 part e

- BauderGREEN-Seeded-Wildflower-System-Seeded-biodiverse-green-roof-solution
- BauderLtd_InvertedRoofHotmelt_D0700-00I_011_003_PV-Biosolar-G2-Two-SystemSouth
- B193311PV - 20240204 Rev7

We request the Local Planning Authority's written consent that the enclosed information is sufficient to allow discharge of Condition 10 part d for Phase A & B and Condition 10 part e for Phase B.

We trust this meets with your approval, if you have any questions or queries in relation to the above, please do not hesitate to contact us.

Yours faithfully,



Glenn Robinson
For SimpsonHaugh

End

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