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26 April 2024

F.A.O Michael Pearson
Manchester City Council
Planning and Development
PO Box 532
Town Hall
Manchester
M60 2LA

Dear Michael,

Hanover Building NOMA

Application for Discharge of Condition – Listed Building Consent Reference: 138988/JO/2024

Please find enclosed an application for the discharge of Condition 9 attached to Listed Building Consent ref: 138988/JO/2024, approved 07 March 2024. The Applicant is NOMA (GP) Ltd.

The Consent relates to alterations to the ground floor of the Hanover building to allow retail and commercial uses; and creation of new external doors to support the operation of these.

For clarity, the description of development for proposals are as follows:

"Variation of conditions 2 (Drawings), 3 (Details), 4 (Signage Strategy), 5 (Louvres), 7 (Conservation Strategy), and 8 (Tenant Fit Out) attached to Listed Building Consent 128891/LO/2020 to facilitate the creation of restaurant to Unit 3."

This application is for the partial discharge of Condition 9, in respect of Unit 3 only. Table 1 below confirms the documents submitted in support of this application.

Table 1: Submission Documents

Condition Wording	Submission Document(s)
Condition 9 Notwithstanding the provisions of conditions 2 and 7, prior to the commencement of works in relation to Unit 3's drainage, final details of the method of fixing drainage ductwork shall be submitted to and approved in writing by the City Council as Local Planning Authority. The scheme	A drainage Strategy has been prepared by Workman to detail the fixing proposed, In line with the requirements of this condition.

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Condition Wording	Submission Document(s)
shall then proceed in accordance with the approved details.	This is submitted to discharge Condition 9 in full.

Application Documentation

The application has been submitted through the Planning Portal, and comprises of the following documents:

- Application Form for the discharge of condition; and,
- Drainage Strategy prepared by Workman.

The Planning Portal Reference number for the submitted condition discharge application is PP-13009473.

We request the Local Planning Authority's written consent that the enclosed information is sufficient to allow the formal discharge of the conditions outlined above.

If you require any further details, please do not hesitate to contact my colleague Eithne FitzGerald (+44 161 455 6963 / eithnefitzgerald@deloitte.co.uk).

Yours sincerely

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