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Chief Planner
Manchester City Council
Planning
PO Box 532
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11th March 2024

FAO David Lawless

Dear Sir or Madam

Waste Transfer to the North of the Railway Line Off Longley Lane Manchester M22 4SH
Re 12097/FO/2018

Application for Planning Permission

Further to our correspondence and conversations with David Lawless, on behalf of PP O'Connor Limited, as discussed, I now enclose for your attention additional information and amendments to Planning Application re 12097/FO/2018 for the above site. The proposal is for retrospective change of use to improve the access from Sharston Road to the permitted waste transfer station and licenced waste site with automated weighbridge, car parking and storage and confirmation of use to the east of the site for open storage of processed materials, booking out/welfare facilities, weighbridge and egress from the site to Longley Lane to create a comprehensive waste storage treatment and recycling centre. Also, the installation of a purpose built controlled waste storage and sorting building and picking station with associated works on the permitted area See Drawing Z310.104.

For completeness, I have amended plans and reports and retained others as shown below.

LIST OF PLANS

- Site Layout Z310.101 Rev1 Scale 1:1250 @ A3 October 2023 Amended
- Processing Plant, Plan and Elevations Z310.102 Scale 1:200 @ A3 February 2024 Amended
- Western Entrance and Booking In Office Z310.103 Scale as shown @ A3 February 2024 Amended
- Planning Areas Z310.104 Scale 1:1250 @ A3 October 2023 Amended
- Sharston Road entrance Z310.105 1:200 Scale 1:200 @ A3 August 2018 Retained
- Storage bins/bays layout and elevation Z310.106 @A3 February 2024 Amended
- Site layout, drainage and lighting Z310.107 Scale 1: 500@A3 February 2024 Amended
- Armco detail Z310.008 Not to scale @A4 December 2018 Retained
- Waste sorting building, floor plan Z310.109 Scale 1:100 @A2 April 2023 Added

Waste sorting building elevations Z310.110 Scale 1:100 @A1 April 2023 Added

LIST OF REPORTS

- Written Statement Amended March 2024
- Design and Access Statement Amended March 2024
- Transport Statement to support redevelopment of a recycling centre, Sharston Industrial Estate, Wythenshawe – DPM Transport Consulting Ltd. Retained
- Noise Impact Assessment Sharston Recycling January 2018 REC Retained
- Air Quality Assessment August 2018 REC Retained
- Dust Risk Assessment September 2018 REC Retained
- Lighting report - Retained

I trust that the information contained in the above is satisfactory.

A payment of £4844.00 has been made by PP O'Connor Limited to Manchester City Council to cover the additional costs for the application.

You will be aware that we have made some progress with Network Rail however there is still quite a lot of information to be prepared and presented to satisfy issues of the construction of the Waste Sorting Building and others relating to the close proximity of the site to the railway. I will keep you informed of progress.

If you have any queries please contact me.

Yours faithfully



On behalf of Oakbay Design Limited