

12<sup>th</sup> October 2023

Jennifer Atkinson  
Planning  
Manchester City Council  
Town Hall Extension  
Manchester  
M60 2LA

Dear Jennifer,

**FULL PLANNING AND LISTED BUILDING CONSENT APPLICATIONS  
FOR THE REFURBISHMENT AND CHANGE OF USE OF UPPER AND LOWER CAMPFIELD MARKET  
HALLS, LIVERPOOL ROAD**

**FULL PLANNING APPLICATION REF PP-12469654  
UPPER CAMPFIELD LISTED BUILDING CONSENT APPLICATION REF PP-12469829  
LOWER CAMPFIELD LISTED BUILDING CONSENT APPLICATION REF PP-12469923**

Further to our pre-application discussions, please find enclosed one full planning application and two listed building consent applications for the refurbishment and restoration of the former Upper and Lower Campfield Market Halls to create a workspace and events development, submitted on behalf of the applicant, Allied London Campfield Developments Limited. The buildings are listed at Grade II and are located within the Castlefield Conservation Area.

The application comprises the required application form, site location plan with application boundary edged in red and application fee.

Our ongoing dialogue with the Council has enabled us to agree a full list of documents which accompany this application, as follows.

- Planning Statement prepared by Zerum;
- Statement of Community Consultation prepared by Zerum, contained within the Planning Statement;
- Design and Access Statement prepared by Project 3 Architects;
- Heritage Appraisal covering Upper and Lower Campfield prepared by Stephen Levrant Heritage Architecture;
- Lower Campfield Heritage Statement prepared by Stephen Levrant Heritage Architecture;
- Upper Campfield Heritage Statement prepared by Stephen Levrant Heritage Architecture;
- Ecological Survey including bat survey prepared by ERAP;
- Events Management Strategy, prepared by Allied London;
- General Management and Operation Strategy prepared by Allied London;
- Acoustic Assessment prepared by Sandy Brown;

- Transport Statement prepared by Vectos;
- Framework Travel Plan prepared by Vectos;
- Crime Impact Statement prepared by Greater Manchester Police;
- Environmental Standards Statement prepared by Element Sustainability;
- BREEAM Pre-Assessment prepared by Element Sustainability;
- Flood Risk and Drainage Strategy prepared by Civic;
- Site Investigation Scope of Works prepared by Civic;
- Local Labour Agreement prepared by Allied London;
- Fume Extraction system prepared by MEP;
- M&E Strategy including plans and Ventilation Strategy prepared by MEP; and
- Waste Management Strategy and Waste Pro Forma prepared by Vectos.

The application is supported by a full suite of plans from the scheme architect, Project 3.

I trust the enclosed is satisfactory to allow you to register the applications and I look forward to acknowledgement of their receipt. Should you wish to discuss the proposals or have any queries please do not hesitate to contact me.

Yours sincerely,

A handwritten signature in black ink, appearing to read "DBB", with a stylized flourish at the end.

**Deborah Baker Barnett**  
**Associate Director**