

Our Ref: 04C202109
Your Ref: PP-11816078

5 January 2023

Manchester City Council Planning
PO Box 532
Manchester
M60 2LA

Submitted via the Planning Portal PP-11816078

Dear Sir/ Madam,

Full Planning Application- Land to the West of Heywood Street, Manchester

On behalf of our client, Conlon Construction, please find enclosed a planning application for the following development:

"Full planning application for the erection of a purpose-built primary school and associated open space, access, landscaping and other infrastructure works."

At: Bignor Street Park, Land to the West of Haeywood Street, Manchester.

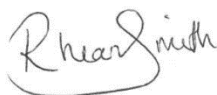
This planning application is supported by a comprehensive suite of plans and documents which have been prior agreed with Officers and are listed on the enclosed application schedule.

The planning application fee of £14,354.20 (inclusive of Planning Portal's administrative charge) has been paid by BACS directly to the planning portal.

I trust that the above details are sufficient to validate the application and to allow you to progress it towards determination at your earliest convenience.

Should you have any queries, please do not hesitate to contact me.

Yours faithfully,



Rhian Smith

Associate Director
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For and on behalf of Avison Young (UK) Limited

Submission Schedule

Documents		
Title	Date	Author
Covering Letter	January 2023	Avison Young
Design and Access Statement	January 2023	Bowker Sadler Architects
Supporting Planning Statement	January 2023	Avison Young
Noise Assessment	January 2023	Hepworth Acoustics
Crime Impact Assessment	February 2023	Greater Manchester Police
Construction Management Plan	January 2023	Conlon Construction
Preliminary Ecological Assessment	February 2022	Amenity Tree
Tree Bat Roost Assessment	January 2023	Amenity Tree
Arboricultural Impact Assessment and Method Statement	January 2023	Amenity Tree
Environmental Standards Statement	January 2023	Clancy Consulting
Flood Risk Assessment and Drainage Strategy	December 2022	Clancy Consulting
Geo-Environmental Phase 1 Report	November 2020	Mott Macdonald
Transport Assessment	January 2023	Eddisons
Travel Plan	January 2023	Eddisons
Waste Proforma	January 2023	Avison Young
Plans		
Title	Reference	Author
Site Location Plan	FS0766-BSA-XX-XX-D-A-1000-rev_	Bowker Sadler Architects
Existing Site Layout Plan	FS0766-BSA-XX-XX-D-A-1001-rev_	Bowker Sadler Architects
Proposed Boundary Treatment Plan	FS0766-BSA-XX-XX-D-A-1001-revB	Bowker Sadler Architects
Proposed Roof Plan	FS0766-BSA-XX-XX-D-A-1004-revC	Bowker Sadler Architects
Proposed Site Sections	FS0766-BSA-XX-XX-D-A-1005-revA	Bowker Sadler Architects
Proposed Ground Floor Plan	FS0766-BSA-XX-XX-D-A-1010-revC	Bowker Sadler Architects

Proposed First Floor Plan	FS0766-BSA-XX-XX-D-A-1011-revC	Bowker Sadler Architects
Proposed Elevations	FS0766-BSA-XX-XX-D-A-1015-revD	Bowker Sadler Architects
Proposed Sections	FS0766-BSA-XX-XX-D-A-1017-revA	Bowker Sadler Architects
Landscape Masterplan	406_01_RevB	Saville Landscape Design
External Lighting Plan	7-10197-CCL-XX-SS-DR-E-6300-P1	Clancy Consulting
