

16th November 2022

Planning
Manchester City Council
PO Box 532 Town Hall
Manchester
M60 2LA

Dear Officer,

DISCHARGE OF CONDITION

**LAND AT THE CORNER OF POLLARD STREET AND MUNDAY STREET, MANCHESTER M4 7AN
PLANNING PORTAL REF PP-11698922**

This Application is submitted on behalf of ForViva Services Ltd in relation to the discharge of condition 8 of application ref 126261/FO/2020.

Consent was granted on 4th August 2020 for the erection of a 11-storey building to form 62 residential apartments (Use Class C3a) units with associated landscaping, servicing, access, and parking.

This submission seeks to partially discharge condition 8, which states as follows:

Prior to the commencement of the development, details shall be submitted for approval in writing by the City Council, as Local Planning Authority, confirming that there are no electromagnetic compatibility impacts from the proposed development. Should any electromagnetic compatibility protection measures be required as a result of the substation, these details shall be agreed prior to the commencement of the development and be in place prior to the substation becoming operational.

Prior to submitting this letter, the applicant has undertaken discussions with Transport for Greater Manchester (TfGM). The route which is being pursued through the submission of this letter has been agreed with TfGM.

They advised that pre and post surveys will be required to demonstrate any adverse impacts on Metrolink equipment. In order to carry out such surveys, it would be necessary to review every piece of equipment which will be used as part of the scheme, and its compliance information. This is a very onerous task at this early stage.

With this in mind, TfGM have agreed that in order for development to commence, the partial discharge of the condition can be achieved through the submission of a short statement confirming that the applicant will mitigate any issues that arise from a post-energisation survey. Following full site energisation, the survey will be carried out and if any mitigation measures are required, proof of mitigation will be submitted.

This letter forms that required statement. It confirms that the applicant will mitigate any issues that arise from a post-energisation survey and will provide the relevant proof of any mitigation that is required. It confirms that:

- the equipment will not be energised until the pre-testing has been carried out;
- TfGM Metrolink will be invited to agree the test locations for pre- and post-energisation and be invited to witness the tests;
- The findings of the post-energisation tests will be discussed with Metrolink immediately and that the equipment will be shut down if it is found that mitigation is required;
- The mitigation will be designed and then agreed with Metrolink prior to installation;
- All tests and mitigation will be undertaken at the developer's cost; and
- Retesting will be carried out following post-mitigation re-energisation and again results discussed. This may be an iterative process until Metrolink confirm that there are no adverse impacts on Metrolink equipment.

I trust the submitted information is satisfactory and I look forward to acknowledgement of its receipt. Should you wish to discuss the proposal or have any queries please do not hesitate to contact me.

I look forward hearing from you in due course.

Yours sincerely,

A handwritten signature in black ink, appearing to read "DBB", with a long horizontal stroke extending to the right.

Deborah Baker Barnett
Associate Director