



Planning
Manchester City Council
P O Box 532
Manchester
M60 2LA

Dear Sir/ Madam

8803 |Ancoats Dispensary
27/07/2022

Buttress

41 Bengal St.
Manchester
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Re: Listed Building Consent for the creation of 39 residential apartments (Use Class C3a) within retained and refurbished facades of the former Ancoats Dispensary Building facilitated by partial demolition works and the erection of a ground plus 5 storey extension, re-instatement of the central tower, removal of the entrance steps and lowering of the ground floor together with associated external cycle and bin store, boundary treatment and other associated works. REF: 130356/LO/2021

With reference to the above, please find enclosed the following information and in support of the discharge and approval of pre-commencement condition 7 for the above related Listed Building Consent.

Condition 7 – Submit Method Statement and Spec for remedial works to existing brickwork

With reference to this condition, please find attached the following supporting information/ documents:

- 210005-BA-XX-XX-SH-A-09005 – Retained Building Restoration Specification_P5
- Conservation Strategies Report_06
- Heritage Tracker CN210005
- Method Statement Re-Pointing
- Method Statement Restoration Descaling
- Method Statement Thermatech Cleaning

Please also refer to email correspondence with Paul Mason and Jennifer Atkinson on 08/07/2022 requesting approval of proposed sample areas across the existing façade which will be worked up to allow for a visual inspection of the methods of repair listed above. A visit to site can be arranged on completion of these samples as part of the approval process.

The team and contractor acknowledge the requirements for compliance of conditions and the works will be carried out accordingly.

We trust the attached/ enclosed information is satisfactory and we look forward to hearing a response from you in due course for the contractor to commence on site.

Yours Faithfully

A handwritten signature in dark ink, consisting of a series of fluid, connected strokes that form a stylized, somewhat abstract representation of the name Paul Nelson.

Paul Nelson | Architect
for **Buttress**

cc. Chris Keating – Eric Wright Construction

Chris McManus – Great Places Housing Group