

8 June 2022

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

FAO Sue Wills

Dear Sue

Jackson's Brickworks (Remediation), Manchester – Application for Discharge of Condition 17, attached to Planning Permission Ref: 129197/FO/2021

Please find enclosed a condition discharge application, in relation to Jackson's Brickworks remediation work, Planning Permission Reference: 129197/FO/2021. The applicant is Nuvu Development Ltd.

This application is submitted to fully discharge Condition 17 (tree works) attached to Planning Permission 129197/FO/2021.

Background

On 29 October 2021, Manchester City Council granted Full Planning Permission for remediation works on the site (Ref: 129197/FO/2021). The approved description of development is as follows (Ref: 129197/FO/2021):

"Site remediation works including removal of existing vegetation, ground works and other associated works."

The redevelopment proposals for a residential-led scheme have been progressed, with a separate hybrid planning application anticipated having been submitted to Manchester City Council in May 2022.

Condition Discharge

The table below sets out the relevant condition and the documents that are submitted in support of the application for discharge.

Table 1: Condition and Information Submitted

Condition Wording	Full or Partial Discharge	Submitted information
17 Tree Works <i>No removal of or works to any tree and shrubs shall take place between 1st March and 31st August inclusive, unless a competent ecologist has undertaken a careful, detailed check of vegetation for active birds' nests immediately before the vegetation is cleared and provided written confirmation that no birds will be harmed and/or that there are appropriate measures in place to protect nesting bird interest on site. Any such written confirmation should be submitted to the local planning authority.</i>	Full Discharge	Bird Survey, prepared by Amenity Tree.

Application Submission

In addition to the documents listed in Table 1 and this covering letter, the application comprises:

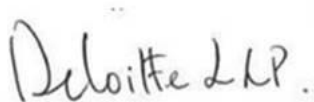
- Application Form.

The application has been submitted through the Planning Portal and the reference number for this application is PP-11255039.

A fee has been paid to Manchester City Council for £116, in addition to any administrative fees by the Planning Portal, in respect of the requisite application fee. We request the Local Planning Authority's express written consent that the enclosed information is sufficient to allow the full discharge of condition 17, as outlined above.

If you require any further details, please do not hesitate to contact my colleagues Rachel Brown (rachebrown@deloitte.co.uk / 0161 455 6306) or Jemma Brabrook (jbrabrook@deloitte.co.uk / 0161 455 6903).

Yours sincerely



For and on behalf of Deloitte LLP

Encl.