

Plot F Great Jackson Street: Application number: 143143/JO/2025
Planning Condition 63: EV Charging (Phase 2)

Condition 63 states:

63) Prior to the first occupation of the residential element within Phase 2, an electric vehicle car parking strategy for the provision electric car charging to the car parking spaces as indicated on drawings 10334-F2-SHP-G200-PL-B2-B5D801 P01 GA Plan - Level B2 Basement and 10334-F2-SHP-G200-PL-B1-B5D801 P01 GA Plan - Level B1 Basement shall be submitted for approval in writing by the City Council, as Local Planning Authority. The scheme shall include the following details:

- (a) Layout and location of electric vehicle charging points;*
- (b) Provision for 10% of the spaces to be fitted with a 7kw fast charging point;*
- (c) Provision that the remaining car parking spaces would be fitted with appropriate infrastructure to be adapted at a future date should demand be shown as part of the travel plan review required by planning condition 65. Any additional charging points identified as part of that review shall be implemented within two months of approval of the annual review.*

The electric vehicle car parking strategy shall be implemented prior to the first occupation of Phase 2 and retained and maintained in situ for as long as the development remains in use.

Reason - In the interest of minimise the impact on local air quality conditions pursuant to policy EN16 of the Manchester Core Strategy (2012).

Attached to this condition discharge submission is:

- General arrangement for Basement Level 01 by Simpson Haugh Architects (F1-SHP-G200-PL-B1-001) showing the locations of the initial 10% (15nr) 7kw fast charging points installed prior to occupation of the development, along with a further 10% (15nr) additional spaces which would be next to be installed subject to demand following the travel plan reviews.
- Electrical Services Containment Layout Drawing by RNM Electrical for Basement Level 01 illustrating that each space has been provided with wiring and containment either above or adjacent to each space for absolute futureproofing, should further electric vehicle charging become required.

Please contact us if you require any more information in support of the discharge of Condition 63.