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665-LET001

08 May 2026

Dear Sir/Madam,

Project Title: Planning Application Submission – 27 King Street, Manchester. M2 6AF

Please find enclosed a planning application for minor external works at 27 King Street, Manchester.
The proposed development comprises the removal of the existing asphalt flat roof covering and installation of a new Protec warm roof system, alongside localised remedial repairs to the existing St Bees red sandstone façade.

The site is located within a St. Anns Square Conservation Area. The proposals have been carefully developed to preserve and enhance the character and appearance of the surrounding historic environment.

The applicant is Jennor (UK) Ltd.

The following documents are submitted in support of this application:

- Planning Statement
- Design, Access and Heritage Statement (including Stone Repair Method Statement)
- 665 – 001 Existing plan and elevations
- 665 – 002 Proposed plan and elevations
- 665 – 003 Location and Block Plan

The works are minor in nature and are required to ensure the continued maintenance, performance, and longevity of the building. The proposals will not result in any adverse visual or heritage impacts.
It is respectfully requested that the application is approved at the earliest opportunity.

Should you require any further information, please do not hesitate to contact us.

Yours faithfully,

Tim Payne
Senior Architectural Technician