JLL SEE A BRIGHTER WAY

28th May 2026

Planning, Growth and Development
Manchester Town Hall
Lloyd Street
Manchester
M2 5DB

Dear Jack Navern,

Application for approval of details reserved by Condition 3 attached to planning permission ref: 142576/FO/2025.

We write on behalf of our client Ralion Property II Limited in respect of the above site.

An application has been submitted today via Planning Portal (ref: PP-14968007) seeking approval of details required by Condition 3 attached to the planning consent for planning application ref: 142576/FO/2025 which was approved on 22nd May 2025.

The wording for Condition 3 is set out below:

'3) Prior to any external works being carried out, a full-sized sample panel, the samples and specifications of all materials to be used on all external elevations shall be submitted and be approved in writing by the City Council as Local Planning Authority. The development shall be implemented in accordance with the approved details.

Reason - To ensure that the appearance of the development is acceptable to the City Council as local planning authority in the interests of the visual amenity of the area within which the site is located, as specified in policies SP1 and DM1 of the Core Strategy.'

It should be noted that the full-size sample panels were viewed by the Council on 7th May 2026 at TMT Commercial Contractors office. It was confirmed via email that the Council were satisfied with the proposed materials, and that the condition could be discharged once the remaining information required for the condition was received.

The information submitted to satisfy the remainder of the condition in respect of the above planning application 142576/FO/2025 is set out in the table below.

Legal Entity Name
Jones Lang LaSalle Limited
Landmark, 1 Oxford Street
Manchester M1 4PB

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Approved By: JG 28.05.26

Condition no.	Information submitted
3	**7124-JMA-01-XX-SH-A-0010-P01_Materials Schedule**

I trust the information enclosed within this application is sufficient to satisfy Condition 3 relating to planning application ref: 142576/FO/2025 and would be grateful for your written confirmation of this in due course.

The planning fee of £400.00 including service charge has been paid online by credit card via the Planning Portal.

Should you have queries, please do not hesitate to contact me.

Sincerely,

Clarissa Forshaw-Murphy
Planner