BURO HAPPOLD

Wind Engineering Technical Note

Project	MMU
Subject	Planning Non-Material amendment
Project no	065290
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Revision	Description	Issued by	Date	Approved (signature)
P0	Draft	BV	26/09/04	SV [redacted]

1 Introduction

1.1 Summary

Planning Permission ref.144697/FO/2025 for the development of a new library at the Manchester Metropolitan University All Saints site was granted on 8th May 2025. The description of development as written on the Decision Notice is as follows:

"Erection of new part 7-storey and part 9-storey library building (Use Class F1), with associated public realm, access and servicing arrangements, and other associated works."

An application for the demolition of the existing All Saints Library was granted separately under Planning Permission Ref. 143943/FO/2025 (as amended by 145652/NMC/2026) on 8th May 2026.

A non-material amendment planning application is now being submitted, which seeks a series of non-material amendments to Planning Permission ref. 144697/FO/2025 for the construction of a new library, together with associated amendments to a small number of planning conditions. The proposed changes have arisen through the progression of the scheme into detailed design and represent minor refinements following ongoing design development. Please see the submitted Cover Letter, prepared by Deloitte for full details of the proposed amendments.

This note addresses the relevant changes that are not significant and do not change the conclusions of the previous ES wind engineering chapter assessment

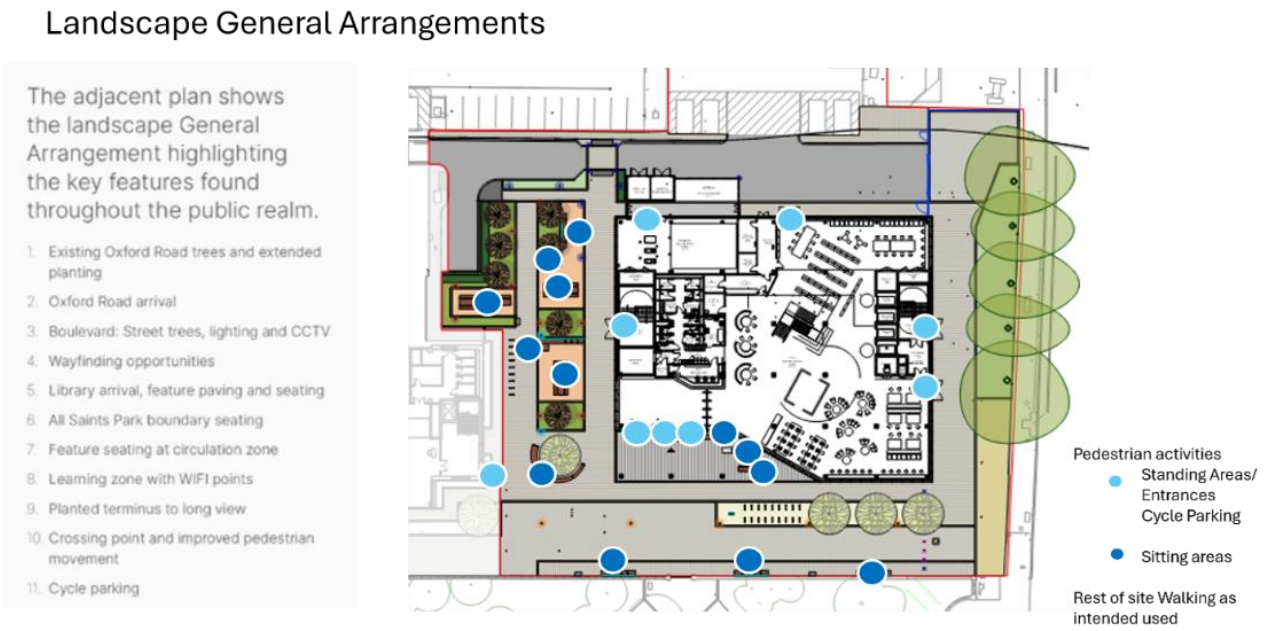
We have summarized the relevant changes from a wind engineering perspective are as follows:

- Changes to the location of street furniture – including fencing, benches, planting and gates; and
- The reconfiguration of emergency doors – dimensions and locations; and
- The addition of a new door on the eastern façade of the building.

1.2 Discussion

The original Figure 7.8(as submitted within Chapter 10 of Environmental Statement: Volume 1, dated November 2025) has been updated below to reflect the current design. The proposed changes do not have an impact on the conclusions of the originally submitted Environmental Statement report submitted.

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Updated figure 7.8 - **Ground-level pedestrian activities. (overlaid on Landscape General Arrangement plan *3041.1-PLA-ZZ-XX-RP-L-0008-MMU Library Stage 03 Report*, Planit I.E. Limited, 25/09/04).**

1.3 Summary

In summary, the impact of the changes has been assessed as negligible from a wind engineering perspective. On this basis, no updates are required to the originally submitted Environmental Statement.

Regards

[redacted]

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Director
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