

FAO David Morris
Building Control & Licensing Manchester City Council,
P O Box 532,
Town Hall, Manchester M60 2LA
27th September 2019 Dear David,

Covering letter detailing proposed variation to: Condition 10 Referring to number of EV Charging points.
Planning Reference Number: 124164/FO/2019
Location: 22 Edge Lane, Chorlton, Manchester, M21 9JF

Dear David,

I am writing to request a change to Condition no. 10:

Before the development hereby approved is first occupied the ten electric vehicle charging points referred to in the email from the agent dated 2 September 2019 shall be installed and available for use.

We would like to propose a reduction of the number of EV charging points from 10 to 2.

There are 4 reasons for this:

1. The number of electrical vehicles in the UK at the moment is less than 4% and even if this reaches 10% within the next 5 years this will still only be 1 of the 10 parking spaces. 2 EV charging points will be the equivalent of 20% EVs in the UK which we would anticipate will adequately cater for the development for up to 10 years.
2. We are concerned that within 5 years the EV charging point technology will have significantly changed and the charging points installed now will not be appropriate. It should also be noted that a number of vehicle manufacturers are supplying their own charging points specific to their EV.
3. Lastly the cost of installing EV charging points as a developer are very high. Significantly higher than an end user who would be encouraged to buy a particular car brand with significant EV charging point installation incentives.
4. The economical climate has radically changed in the last 2 months; there are significant cost increases due to delays relating to the coronavirus lock-down and covering the costs of workers required to stay at home. The market has been negatively impacted and the sales values are falling due to significant downward pressure. The viability and the investment strategies for the project have had to be reviewed and we are looking to find necessary savings to be able to complete the project.

It would be very appreciated if the above proposed reduction of EV Charging points for 10 to 2 was approved by the planning department.

Please let me know if you have if you require any more information.

Regards



Simon James