MANCHESTER CITY COUNCIL

Planning

Robert Griffin
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P O Box 532 Town Hall
Manchester M60 2LA

Mr Brad Wiseman
Savills (UK) Limited
Belvedere
12 Booth Street
Manchester
M2 4AW

Date: 15 July 2025

Dear Sir/Madam,

Town & Country Planning (General Permitted Development Order) (England) 2015 (as amended) Schedule 2, Part 11
Application No: 143234/DEM/2025
Proposal: Prior approval for the demolition of existing buildings (excluding existing sub-station) on site
Location: Electrium Sales Ltd, Wylex Works, Sharston Road, Manchester, M22 4RA,

I write with reference to the above notification and advise you that prior approval to undertake the demolition is **not required**.

The City Council is satisfied that the demolition works in this case will not have a significant impact on the environment. This decision is based on:

The City Council is satisfied that the demolition works in this case are satisfactory and will not have a significant impact on the environment. This decision is based on the following documents received on the 17th June and 10th July 2025:

Cover Letter from Savills dated 12th June 2025
Site notice statement prepared by Kier Sharston Limited dated 11th June 2025

Hookstone Group Demolition Method Statement dated 4th July 2025
Visual Programme received 10th July 2025
Site set up received 10th July 2025
Drawing 25006-HFR-AV-XX-DR-A-0301 Rev P2 Demolition Site Plan
Arbtech - Preliminary Roost Assessment dated 29th January 2025
Arbtech - Bat Emergence and Re-Entry Surveys (BERS) dated 11th June 2025

Should you wish to discuss this matter any further please contact Robert Griffin.

Yours faithfully,

Julie Roscoe
Director of Planning, Building Control & Licensing