



Application to determine if prior approval is required for a proposed: Demolition of Buildings
The Town and Country Planning (General Permitted Development) (England) Order 2015 (as
amended) - Schedule 2, Part 11, Class B

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

36

Suffix

Property Name

Address Line 1

The Birtles

Address Line 2

Address Line 3

Manchester

Town/city

Manchester

Postcode

M22 5RF

Description of site location must be completed if postcode is not known:

Easting (x)

382667

Northing (y)

386983

Description

Applicant Details

Name/Company

Title

First name

Surname

Manchester City Council

Company Name

Development & Investment Estate Service

Address

Address line 1

Manchester City Council

Address line 2

PO Box 532

Address line 3

Town/City

Manchester

County

Country

Postcode

M60 2LA

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Proposed Demolition Works

Please describe the building(s) to be demolished

Former Peacocks clothing store.

Please state the reasons why demolition needs to take place

To facilitate redevelopment of new public realm and other regeneration initiatives

Please describe the proposed method of demolition

Please see submitted Demolition Method Statement.

How and where would spoil/rubble be disposed of?

Please see submitted Demolition Method Statement.

Please provide details of the proposed restoration of the site

Please see covering letter.

When do you expect the works to commence (date must be post application submission)?

01/05/2025

When do you expect the works to be completed (date must be post application submission)?

01/02/2025

Are there any public Rights of Way within the site or immediately adjoining the site?

☒ Yes

☐ No

Is redevelopment or rebuilding proposed at a later date?

☒ Yes

☐ No

Does the proposal involve the felling or pruning of any tree(s)?

- ☐ Yes
☒ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Pre-app discussion

Date (must be pre-application submission)

22/11/2024

Details of the pre-application advice received

Meeting to discuss the proposal and agree upon the required drawings/ supporting technical documents.

Declaration

I/We hereby apply for Prior Approval: Demolition of building as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Maisie Boyes

Date

06/02/2025