



MANCHESTER  
CITY COUNCIL

**Planning**

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Miss Ellie Philcox  
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M1 4ET

Date: 21 November 2024

Dear Sir/Madam,

**Town & Country Planning (General Permitted Development Order) (England) 2015  
(as amended) Schedule 2, Part 11**

**Application No:** 141383/DEM/2024

**Proposal:** Prior Approval for the demolition of existing buildings

**Location:** Riverpark Trading Estate, Riverpark Road, Manchester, M40 2XP,

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 Proposed Demolition Plan; Demolition Method Statement; Asbestos Demolition Survey and programme; and Ecological Impact Assessment received by the City Council, as Local Planning Authority, on the 25 October 2024

No vegetation clearance shall take place during the optimum period for bird nesting (March - September inclusive) unless nesting birds have been shown to be absent, or, a method statement for the removal works including for the protection of any nesting birds is agreed in writing by the City Council, Local Planning Authority. Any method statement shall then be implemented for the duration of the demolition works.

Should you wish to discuss this matter any further please contact Jennifer Atkinson.

Yours faithfully,

Julie Roscoe  
Director of Planning, Building Control & Licensing

