



Planning

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Mr Chris Butt
The Planning Bureau Ltd
First Floor Unit 1 Edward Court
Altrincham Business Park
Broadheath
Altrincham
WA14 5GL

Date: 22 May 2023

Dear Sir/Madam,

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

Application No: 136846/DEM/2023

Proposal: Prior approval for demolition of existing dwellinghouse

Location: Jessiefield , Spath Road, Manchester, M20 2TZ

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 work in this case is satisfactory and will not have a significant impact on the environment. This decision is based on the following documents:

E-mail from Booth Hill Demolition received by the City Council as Local Planning Authority on 19 May 2023;

E-mail and attachment showing dust control unit from Booth Hill Demolition received by the City Council as Local Planning Authority on 15 May 2023;

Nocturnal Bat Survey Report and Updated Site Walkover (Ref: 81-002-R1-10 produced by E3P, received by the City Council as Local Planning Authority on 28 April 2023;

Tree Protection Plan referenced 1050-KC-XX-YTREE-TPP01RevC on 28 April 2023;

Site Specific Method Statement & Risk Assessment (RAMS) produced by Booth Hill Demolition, received by the City Council as Local Planning Authority on 28 April 2023;

Site Specific Plan of Works (Asbestos) produced by Ard, received by the City Council as Local Planning Authority on 28 April 2023;

Notification of Asbestos Work produced by Ard, received by the City Council as Local Planning Authority on 28 April 2023;

Location Plan referenced NO 2697 3 AC 0001, received by the City Council as Local Planning Authority on 28 April 2023;

Should you wish to discuss this matter any further please contact Steven McCoombe.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Julie Roscoe', written in a cursive style.

Julie Roscoe
Director of Planning, Building Control & Licensing