

Our Ref.: 22-00685

24 June 2022

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Planning & Regeneration
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LONDON
BIRMINGHAM
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Dear Sir / Madam,

Re: Prior Notification of Demolition at Lowry House, 550 Mauldeth Road West, Chorlton, M21 7AA

We act on behalf of Lidl Great Britain Limited and in accordance with the Town and Country Planning (General Permitted Development) (England) order 2015 (GDPO) enclose an application for the Prior Notification of Demolition for Lowry House, 550 Mauldeth Road West, Chorlton, M21 7AA. This application is submitted in accordance with Part 11 Class B of the GDPO and will enable demolition of the buildings to commence.

In accordance with the conditions set out in Part 11 Class B.2 of the GDPO, the following documentation is submitted in support of the application:

- Application Form;
- Displayed Site Notice;
- Demolition Method Statement;
- Pre-Construction Site Survey Report;
- Demolition Site Plan;
- Demolition Boundary Treatments and Surfacing Site Plan;
- Post-Demolition Boundary Treatment; and
- Preliminary Bat Roost Assessment.

Please note: a site notice will be erected providing details of the intended demolition and this will remain in place for a minimum of 28 days.

The requisite application fee of £96 has been paid online via the Planning Portal.

Background

This application relates to the existing office building at Lowry House, Mauldeth Road West, Chorlton, M21 7AA. Demolition is expected to commence around March 2023.

Scope of Proposed Demolition

The accompanying Demolition Method Statement and Pre-Construction Site Survey Report detail how the process of demolition will be undertaken, and the application is supported by a Preliminary Bat Roost Assessment, Demolition Boundary Treatments and Surfacing Site Plan, and Post-Demolition Boundary Treatment.

Full details of the demolition process are provided in the accompanying documents submitted in support of the Prior Notification.

We trust that you have sufficient information to validate the application, and to commence the 28-day period within which it should be processed. It is understood that if the Council does not respond within 28 days of receipt of the application, then the applicant will have deemed authority to proceed with demolition.

Yours faithfully,


Samantha Lee (Jun 24, 2022 16:46 GMT+1)

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