MANCHESTER CITY COUNCIL

Town & Country Planning (General Permitted Development) (England) Order 2015 (as amended)

Part 11 Prior notification: Demolition

Part 1 – Particulars of the application

Proposal:

Demolition of former garage workshop.

Location:

342 Slade Lane Manchester M19 2BX

Application reference:

NOT-2026-000719

Applicant:

Mrs Hannah Beattie

Date of application:

18 June 2026

Part 2 – Particulars of decision

Manchester City Council gives notice that prior approval is required and has been **granted** for the details of the application referred to in Part 1 for the following reason(s):

1) 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 following documents as stamped as received by the City Council as local planning authority on 18 June 2026 and 8 July 2026:

Construction Management Plan Annex DWD4 (site set up plan)

Demolition Method Statement dated 14 April 2026

Demolition Risk Assessment dated 14 April 2026

Asbestos Survey dated 27 June 2024 Ref: HR2370

Preliminary [bat] roost assessment report Version 1

Applicant email 23 July 2026 confirm the following working hours:

Monday to Friday: 7.30 am to 6.00pm

Saturday: 8.00 am to 1.30pm

Sunday and Bank Holidays – No work.

2) The demolition hereby approved together with the removal or other work to trees, shrubs or hedges within the application site shall be undertaken in the main bird breeding season (March to July inclusive), unless nesting birds are found to be absent, by a suitably qualified person.

Reason - To safeguard local bio-diversity and nature conservation, pursuant to policy EN15 of the Core Strategy for the City of Manchester.

Condition(s) attached to this decision

Informatives

Scaffold

The applicant should be advised that any requirements for licensing, hoarding / scaffolding, skips and any associated temporary traffic management arrangements will need discussion and agreement with the council's Highway Network Management teams

via email -highwaylicences@manchester.gov.uk and highwaynetworkmanagement@manchester.gov.uk

Bats

Under the 2019 Regulations it is an offence to disturb, harm or kill bats. If a bat is found all work should cease immediately and a suitably licensed bat worker employed to assess how best to safeguard the bat(s). Natural England should also be informed.

Building Regulations 2010

This permission does not grant approval under Building Regulations.

Street Naming & Numbering Requirements

Manchester City Council is responsible for allocating street naming and numbering within Manchester for new developments or property conversions. Individuals or businesses are not permitted to allocate their own property numbers, building or street names.

If your development includes the creation of new dwellings (either new build or conversion of existing buildings), creation of new commercial properties or the subdivision of existing properties you must ensure that you request new or changes to addresses through us so they can be officially allocated and registered in accordance with the Public Health Act 1925 Sections 17-19 & Greater Manchester Act 1981 Section 22.

Failure to do this may result in difficulties for the developer/occupier when requiring services such as connections to utilities, phone lines and postal services and may delay your development.

You can apply online at the following address: www.manchester.gov.uk/roads-and-transport/street-naming-and-numbering

Date: 27 July 2026

Signed: 

Julie Roscoe
Director of Planning, Building Control & Licensing

Manchester City Council, P O Box 532, Town Hall, Manchester M60 2LA