

Blue and Green Infrastructure Statement

Deansgate South

Fusion Manchester DevCo Ltd

February 2021

This Blue and Green Infrastructure Statement sets out how the proposed development positively responds to the vision and objectives for environmental improvements contained within 'Manchester's Great Outdoors – A Green and Blue Infrastructure Strategy for Manchester 2015-2025'.

Vision

By 2025 high quality, well maintained green and blue spaces will be an integral part of all neighbourhoods. The city's communities will be living healthy, fulfilled lives, enjoying access to parks and greenspaces and safe green routes for walking, cycling and exercise throughout the city. Green and blue infrastructure will be supporting Manchester's growth. Businesses will be investing in areas with a high environmental quality and attractive surroundings, enjoying access to a healthy, talented workforce. New funding models will be in place, ensuring progress achieved by 2025 can be sustained and provide the platform for ongoing investment in the years to follow.

Response: The development proposes a significant quantum of green infrastructure when considering the extremely small site size (0.06ha). New and enhanced street tree planting is proposed along the Bridgewater Viaduct and Deansgate, whilst each of the 3 rooftop terraces will include planting (detailed in the Design and Access Statement). Further green infrastructure is proposed at the top roof level, where a green roof is proposed underneath the solar PV cells.

The green infrastructure will be high quality and well maintained, with Fusion invested in ensuring a high environmental quality and attractive surroundings to their site. The street tree planting will offer benefits and environmental improvements to the local neighbourhood and residents, creating an improved entrance into the city at this visually prominent location.

The street tree planting will connect to the existing green infrastructure network in the vicinity of the site, specifically the existing trees planted to the east at Deansgate Square and north along Deansgate. The creation of a high quality public realm at the site as well as the natural surveillance created by the scheme will also improve the pedestrian experience in the vicinity of the site, encouraging greater connectivity to surrounding neighbourhoods including Deansgate, First Street, Hulme and Castlefield.

Objectives

1. *Improve the quality and function of existing green and blue infrastructure, to maximise the benefits it delivers*

Response: The site has very limited existing green and blue infrastructure, and as such, the significant green infrastructure proposed at the site, comprising street tree planting, planting across the 3 roof terraces and a green roof underneath the solar PV cells, presents a significant improvement in quality and function to the existing condition of the site. The range of green infrastructure types proposed is considered to maximise the benefits the site is capable of delivering.

2. *Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth.*

Response: The proposed street tree planting will create an improved gateway into the city and Great Jackson Street neighbourhood at a visually prominent site, making an important contribution to the creation of a successful neighbourhood and the city's growth, in accordance with the principles contained in the Great Jackson Street framework.

Furthermore, the landscaping at the rooftop terraces and the green roof will be visible from the higher levels of surrounding taller buildings, further improving the perception of the site and neighbourhood and contributing to the creation and ongoing development of a successful place.

3. *Improve connectivity and accessibility to green and blue infrastructure within the city and beyond*

Response: The proposed development will improve the existing green infrastructure on the pedestrian footways through new tree planting, creating an attractive environment for pedestrians. The new tree planting will improve connectivity to existing green infrastructure in the vicinity of the site, for example, the tree planting in and around Deansgate Square adjacent to the east and along Deansgate to the north.

4. *Improve and promote a wider understanding and awareness of the benefits that green and blue infrastructure provides to residents, the economy and the local environment.*

Response: The proposed street tree planting will improve the local environment and routes to nearby local areas of green and blue infrastructure, including the existing tree planting to the east at Deansgate Square and north along Deansgate.

The site is a visually prominent site on a key route into the city, and the improved quality of the street scene and increased natural surveillance will enhance the safety of the public realm, improving the quality of pedestrian and cycling routes and encouraging journeys by these sustainable methods.