

Comments for Planning Application 129020/FO/2020

Application Summary

Application Number: 129020/FO/2020

Address: Oakley 188 Wilmslow Road Manchester M14 6LJ

Proposal: Erection of 1 no. 13 storey building and 1 no. part 4 and part 5 storey building to form purpose built student accommodation together with a single storey side and rear extension to the retained and refurbished Oakley Villa and conversion to form amenity and communal space together with associated landscaping, cycle parking, car parking and associated works following the demolition of existing office accommodation on the site

Case Officer: Robert Griffin

Customer Details

Name: Not Available

Address: Not Available

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly object to the increase in student numbers within this area that this development would provide. There is a need for residential accommodation for families, particularly affordable housing, in areas with good transport links and close to the city centre, and this area could have been used for such a development.

I also strongly object to the visual effect of a tall tower so close to Platt Fields. Particularly since COVID-19 many people are aware of the need for and lack of outdoor space for people in Manchester, many houses having no or very small gardens. This has been particularly important since COVID 19 for mental health and wellbeing, and anything that detracts from the park's attractions could detrimentally affect the health of those living near the park. Therefore, preserving the aspect of Platt Fields is very important. The tower is aligned with one perimeter of Platt Fields, that area currently being used with less frequency than other areas of Platt Fields, but provides an area for pleasant picnics and family gatherings. This tower will dominate the area and change it from a pleasant outside area to one dominated by the tower, to the detriment of the park as a whole and particularly making this part of the park much less valuable for recreation.