

Dob Brook Close, Newton Heath Manchester M40 1DB

Planning Application by The Guinness Partnership Limited Affordable Housing Statement:

This statement forms part of the supporting information relating to a planning application to build 24 new homes at Dob Brook Close, Manchester.

The Guinness Partnership (TGPL) is proud to be one of the largest affordable housing and care providers in the country, with over 60,000 homes and 120,000 customers, including over 4,224 homes in Manchester and we welcome the opportunity to develop more homes for the people of Manchester moving forward.

TGPL has secured Strategic Partner status with Homes England 16 Affordable Homes and 8 homes from Shared Ownership Affordable Housing Programme (SOAHP). Customers will be able to bid for homes via Manchester Moves.

These grant funded homes will be built and ready for occupation in spring 2021.

The SOAHP and Homes England funding is not sufficient on its own to provide these 24 affordable homes, so TGPL are proposing to invest £1.8M. This represents a major investment for TGPL and will enable us to complete the development of Dob Brook Close with an additional 24 homes that can enjoy the Rochdale Canal running alongside the current properties.

We believe the type of properties proposed at Dob Brook Close are appropriate to the housing demands of the immediate area, and to Manchester City Centre, offering variety and choice to complement the existing homes.

The proposed affordable homes can be summarised as follows: -

7 x 2B4P Houses

1 x 3B5P House

8 x 2B3P Apartments – Ground Floor

8 x 2B4P Apartments – Upper Floor

TGPL encourages a positive planning decision to enable this development to go ahead.

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Development
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10.02.20

Great service, great homes and a great place to work

The Guinness Partnership Limited has the following subsidiaries: Guinness Care & Support Ltd, The Guinness Housing Association Ltd, Guinness Developments Ltd, City Response Limited and Guinness Homes Limited. The Guinness Partnership Ltd is a charitable Community Benefit Society No. 31693R registered in England and is a Registered Provider of Social Housing No.4729. Registered Office: 30 Brock Street, Regent's Place, London NW1 3FG.

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