

Comments for Planning Application 142652/FO/2025

Application Summary

Application Number: 142652/FO/2025

Address: Chorlton Square Shopping Centre Barlow Moor Road Manchester M21 9AQ

Proposal: Erection of 6 no. residential buildings of 10, 8, 6 and 4 storeys in height to provide up to 262 residential dwellings (Use Class C3) with ground floor commercial uses (Use Class E (a-e)); infrastructure works including electric substation and associated utilities works, basement and ground level car parking, service yard, vehicular and pedestrian accesses; together with public realm works and hard/soft landscaping following the demolition of the existing buildings and structures on 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: Dear Planning Officer,

I am writing to formally object to the proposed redevelopment of the Chorlton Precinct (application 142652/FO/2025), as I believe it does not align with the needs, scale or character of the local community.

While I appreciate the ambition to regenerate this important site and support new housing, I am concerned that the current plan, particularly the inclusion of six residential blocks including one of 10 storeys, feels excessively dense and inconsistent with Chorlton's low-rise, village-like character. Using Graeme House as a benchmark for height seems inappropriate, as it is not representative of the wider area.

The proposals also fall short in terms of civic and commercial value. The previous precinct hosted a diverse range of local shops and services, such as butchers, market stalls and discount retailers like Quality Save, which were vital to both affordability and community life. The new plan offers fewer retail units, and no larger anchor store is proposed. This risks reducing local vibrancy and pushing residents to shop elsewhere.

Additional concerns include:

Lack of infrastructure to support an influx of residents, particularly in terms of GPs, schools and local roads

Limited green space, which appears fragmented and unlikely to balance the scale of the development

Inadequate parking provision for both residents and visitors, likely causing further congestion and making access difficult for disabled and elderly people

I am also concerned about the precedent this project could set. Approving a development of this scale may invite similar proposals that would continue to erode the identity and livability of Chorlton.

I urge the Council to reject the current proposal and request a revised plan that delivers new homes in a way that respects the area's character and strengthens its infrastructure and public amenities.

Kind regards,

[REDACTED]