



90 Deansgate

Heritage Impact Assessment

Buttress

June 2025



Version history

Project name: 90 Deansgate
Project number: 10036

Rev:	Date:	Status	Name	Description
1	May 25	DRAFT	Sasha Burl Assisstant	Drafting
	June 25	DRAFT	Freya Needham Heritage Consultant	Drafting
2	June 25	QA + Revision	Freya Needham Heritage Consultant	QA + Revision
	June 25	QA	Jenna Johnston Associate HC	QA
3	June 25	ISSUE	Freya Needham Heritage Consultant	Revision + Issue for Planning

This document has been prepared for the titled project or named part thereof and should not be relied upon or used for any other project without an independent check being carried out as to its suitability and prior written authority of Buttress being obtained. Buttress accepts no responsibility or liability for the consequences of this document being used for a purpose other than the purposes for which it was

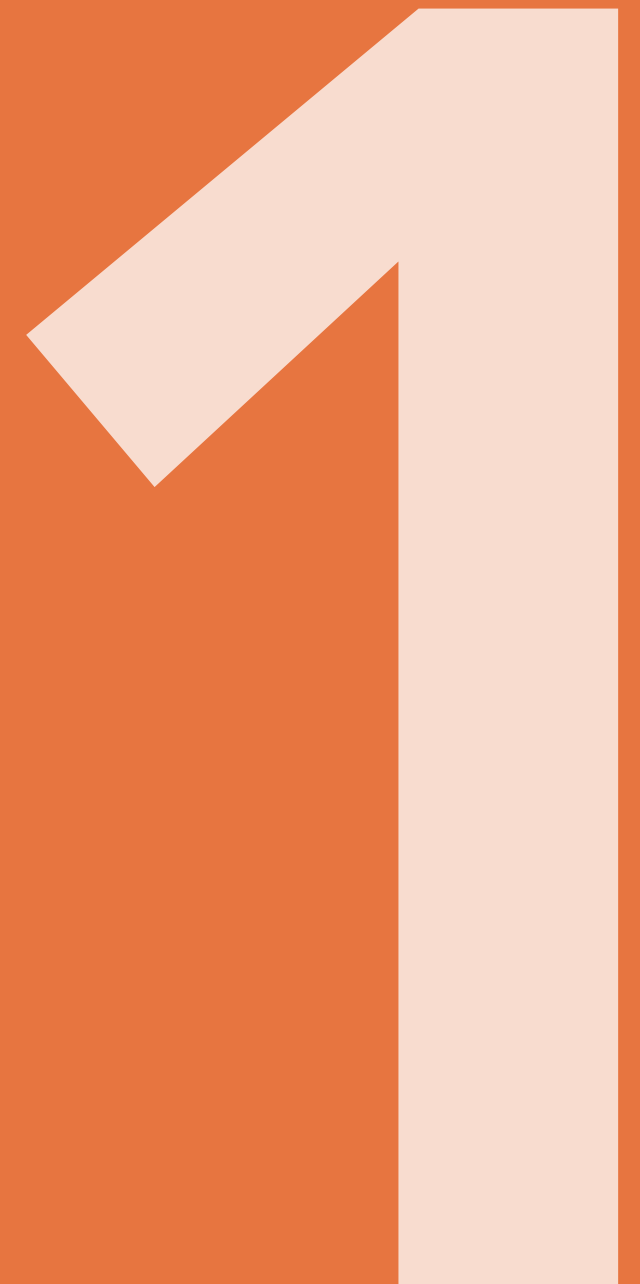
commissioned. Any person using or relying on the document for such other purpose agrees and will by such use or reliance be taken to confirm their agreement to indemnify Buttress for all loss or damage resulting therefore. Buttress accepts no responsibility or liability for this document to any party other than the person by whom it was commissioned.



Contents

1.0 Introduction	5	4.0 Proposed Works + Heritage Impact Assessment	16
1.1 Methodology	5	4.1 Proposals	17
1.2 Authorship & Acknowledgements	6	4.2 Impact of Internal Works on 90 Deansgate	19
1.3 Site Location	6	4.3 Impact of External Works on 90 Deansgate	20
1.4 Ownership, Management + Use	6	4.4 Impact on the Conservation Area	21
2.0 Understanding the Heritage	8	4.5 Conclusion	22
2.1 Designation	8		
2.2 Description of Heritage: Exterior	9		
2.3 Description of Heritage: Interior	10		
3.0 Assessment of Significance	13		
3.1 Significance of 90 Deansgate	14		

1 Introduction





1.0 Introduction

This Assessment has been prepared to support a planning application for works to Church House, 90 Deansgate, in acknowledgement of its status as a Non-Designated Heritage Asset and location within the boundary of the Parsonage Gardens Conservation Area and direct adjacency to the St Anne's Conservation Area.

The following report provides an understanding of the site's heritage context, and provides a breakdown of heritage significance, and assesses the potential impacts of the proposed scheme on this significance.

1.1 Methodology

1.1.1 Guidance + Policy

As required by paragraph 207, the following report describes the significance of the heritage asset[s]. The detail of which is required to be 'proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance.' This information can be found in [3.0 Assessment of Significance](#). This will underpin an appropriate assessment of the potential impacts of the proposal on that significance, which is found in [4.0 Proposed Works + Heritage Impact Assessment](#), in accordance with paragraphs 212-221 of the NPPF.

The document follows best practice guidance, such as Historic England's Statements of Heritage Significance (2019), Historic Environment Good Practice Advice in Planning Note 3 - The Setting of Heritage Assets (2017) and Conservation Principles, Policies & Management for the Sustainable Management of the Historic Environment (2008), and BS7913 - British Standards Guide to the Conservation of Historic Buildings.

1.1.2 Research + Approach

This report has been informed by desktop research, including, where relevant, the consultation of the Historic Environment Record (HER), online research, relevant archival repositories, archaeological databases, historic photographs and mapping, and any previous heritage reports such as Significance and Heritage Impact Assessments.

A site visit was conducted by Freya Needham (Heritage Consultant) in January 2025.

1.1.3 Scope + Limitations

The physical boundary of the project is outlined on [Page 8](#). The assessment will primarily consider the potential impacts of the proposal on the special interest of 90 Deansgate as this is a Non-Designated Heritage asset, as well the Parsonage Gardens Conservation Area.

Any potential archaeological impacts are beyond the remit of this report.

1.2 Authorship & Acknowledgements

This document has been prepared by Freya Needham BA MA, Heritage Consultant at Buttress, with support from Sasha Burl, Assistant.

1.3 Site Location

Church House is located within the city centre of Manchester. It is on a prominent corner of Deansgate and St Mary's St, which leads to Parsonage Gardens at the rear of the building. 90 Deansgate sits within the Parsonage Garden Conservation Area which contains multiple listed buildings.

1.4 Ownership, Management + Use

Criterion has full ownership of the 90 Deansgate site. All properties have been bought with 100% equity. 90 Deansgate will remain a mixed use space. With existing business remaining on site and units available for leasing. However, 90 Deansgate will predominantly be used as a hotel.

Figure 1 Location Plan



2 Understanding the Heritage



2.0 Understanding the Heritage

2.1 Designation

2.1.1 Listed Buildings and Structures

90 Deansgate is not listed, however, it is considered to be a Non-Designated Heritage Asset. Due to the building displaying characteristics such as:

- High-quality architectural design, with it's detailed stone facade.
- Makes a positive contribution to the street scape, reinforcing the strong building line of Deansgate and enclosure of Parsonage Gardens.
- Cultural and historic significance relating to its former use.

The asset also lies within the proximity of a number of other listed buildings. Due to the scale and nature of the works, and the lack of any extensive or significant external interventions, the potential for impacts to these listed buildings is limited.

The overall impact on the surrounding built environment will be proportionately and robustly considered within the assessment of impacts on the conservation area.

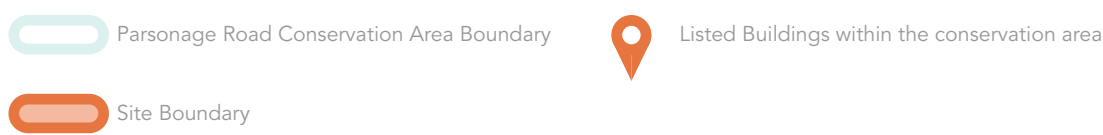
2.1.2 Conservation Area

The site is located within the Parsonage Gardens Conservation Area, which was designated in June 1985. This area is bounded by Blackfriars Street, Bridge Street, St Mary's Parsonage and Deansgate. The Deansgate boundary is shared with the St Anne's Square Conservation area, directly adjacent from the site.

This section outlines relevant heritage that may be impacted by the proposed works. This section includes only those elements deemed appropriate and necessary, proportionate to the significance and the scale of change.



Figure 2 Diagram of Conservation Area and Listed Buildings



Description of Heritage

2.2 Description of Heritage: Exterior

90 Deansgate is a 6 storey building with a basement level that extends west from Deansgate to Parsonage Gardens. The building is a strong example of Edwardian Baroque architecture similar to many other notable buildings in Manchester.

Key features of this architectural style are especially prevalent on the principle eastern facade. Such features, include ionic columns extending through the third and fourth floor, dentil cornice, decorative relief and a full stone facade. On the second floor there is text within the stonework that reads 'Diocesan Church House', referring to the buildings original use. All façades feature a mix of both sash windows and casement windows. However, on the first floor of the principle facade, the two outer windows have segmental pediments. No other windows within the building feature this.

Round the south and west elevations the stonework is predominantly continued from the principle facade throughout the ground floor. However stone accents are found in the form of keystones above semicircular windows on the ground, third and fourth floor of the south and west elevations. And also the porthole windows on the fourth floor of the southern facade. Stone has also been used across the southern and western façades to create a pattern of horizontal lines.

The ground floor of the building is predominantly occupied by retail and restaurant units. Two are found on the eastern side and six units are present on the southern side with three occupied.

On the fifth and fourth level of the western and southern elevation respectively there is a series of dormers and chimneys. Along with multiple balconets, this suggests previous domestic activity.



Figure 3 Eastern Elevation



Figure 5 Southern Elevation



Figure 4 Western Elevation

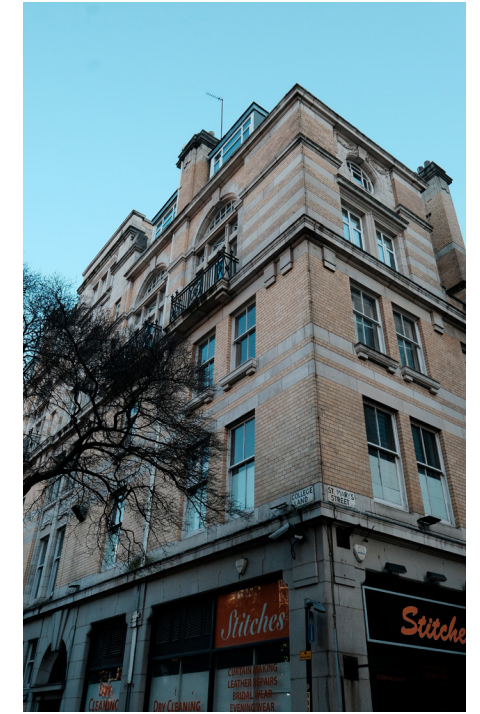


Figure 6 Corner between the South and West Elevations



Figure 7 Eastern Elevation



Figure 8 Porthole Window

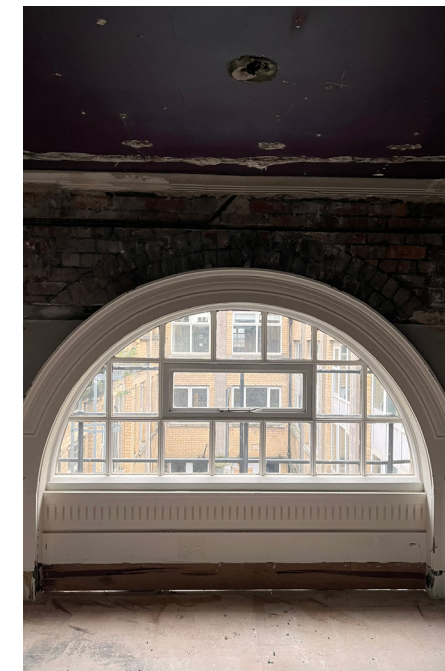


Figure 9 Semicircular Window

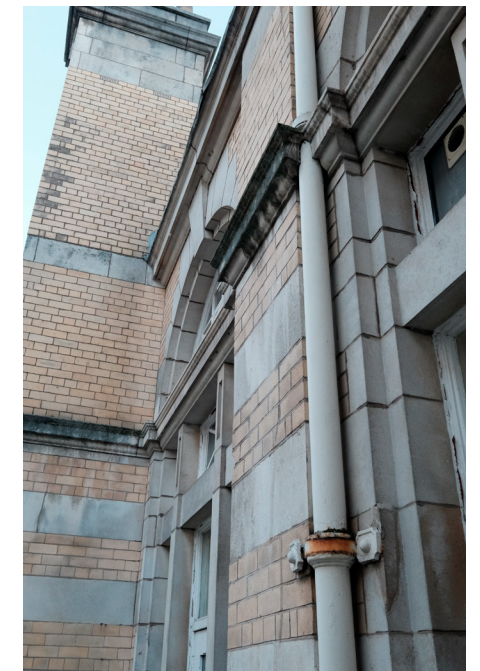


Figure 10 Chimney on Southern Elevation



Figure 11 First Floor Fireplace



Figure 18 First Floor Modern Fitting



Figure 16 Ground Floor Stairs



Figure 17 Upper Floor Lightwell Windows

2.3 Description of Heritage: Interior

Much of the Diocese of Manchester's interior alterations remain. Including a series of fire places, mouldings and chandeliers. However, these details are largely more recent and not part of the original fit out.

In recent years, the building has been stripped of much of its internal non structural elements. This includes partitions, much of the original moulding and interior decoration. As part of this, new floors were added infilling the double height spaces. Much of the historic character of the building has therefore been lost.

It should also be noted that the leased units have separate interiors and styling.



Figure 12 Upper Floor Space



Figure 13 Upper Floor Fireplace



Figure 14 Top Floor Space (created by new floor)



Figure 15 Upper Floor Space

History & Development

Parsonage Gardens was first recorded as a plot of land in 1066.¹ The area was first used in the late 14th century to grow food to support the collegiate church that is now Manchester Cathedral.²

During the 18th century after the college had been dissolved, Parsonage Gardens became the site on which St Mary's church was built.³ However, by 1891 it had been demolished.⁴

Therefore, it is rather fitting that in 1911 Church House (90 Deansgate) was opened by the Archbishop of York as the new official business address of the Diocese of Manchester.⁵ The architect was John Brook, a notable Mancunian architect, responsible also for the Deansgate Arcade.⁶ Church House opened officially on the 18th of October 1911.⁷ The building originally contained shops at ground floor level and office and events space from the ground floor to the fourth floor.⁸

Whilst serving the Diocese of Manchester, the building still had many uses. 90 Deansgate contains an internal events space known as Houldsworth Hall. The events hall hosted a wide range of activities from Jazz concerts to wrestling.⁹ During the Second World War, in 1941, after significant bombing of the Chetham Hill Synagogue, it's congregation moved to 90 Deansgate.¹⁰ Making the building a multi-faith space.

Across the 1960s and the 1970's, 90 Deansgate played host to rock concerts. Notably the Buzzcocks performed here in 1976.¹¹

On the 7th of October 1964, The North Western Homosexual Law Reform Committee held its first meetings in Houldsworth Hall at 90 Deansgate.¹² Early meetings were supported by the Manchester Diocese,

who provided meeting rooms.¹³ 90 Deansgate facilitates an unexpected and influential relationship, therefore helping to support positive change for the LGBTQ+ community in the United Kingdom.¹⁴ These early meetings arguable started a political movement across the UK as their committee gained support from larger cities such as London.¹⁵

The Church of England Manchester Diocese remained at 90 Deansgate for 111 years until their relocation to Bury in 2022.¹⁶

90 Deansgate has an incredibly rich, diverse and surprising history. Providing refuge and entertainment for the people of Manchester, whilst keeping the Diocese of Manchester running.

Figure 19 Church House 1950 to 1970
(Image courtesy of Manchester Libraries - m850/3/4/25).



3 Assessment of Significance



3.0 Assessment of Significance

Following guidance outlined in Historic England's *Conservation Principles, Policies and Guidance* (2008), along with the more recent *Historic England Advice Note 12 Statements of Heritage Significance: Analysing Significance in Heritage Assets*.

The level of significance will be assessed based on the scale below:

Levels of significance

Exceptional	Heritage interests having national or international importance, usually found where assets are designated at Grade II*, Grade I, Scheduled Monuments.
High	Heritage interests having national importance, usually found where assets are designated at Grade II*.
Medium	Heritage interests having regional importance, usually found where assets are designated Grade II. Also, generally applies to Conservation Areas.
Low	Heritage interests that make a positive contribution to their area, group or setting. Usually, Non-Designated Heritage Assets and historic townscapes.
Neutral	Historically unimportant.

Understanding of significance is broken down into the following categories:

Archaeological Interest

There will be archaeological interest in a heritage asset if it holds, or potentially holds, evidence of past human activity worthy of expert investigation at some point.

Architectural & Artistic Interest

These are interests in the design and general aesthetics of a place. They can arise from conscious design or fortuitously from the way the heritage asset has evolved. More specifically, architectural interest is an interest in the art or science of the design, construction, craftsmanship and decoration of buildings and structures of all types. Artistic interest is an interest in other human creative skills, like sculpture.

Historic Interest

An interest in past lives and events (including pre-historic). Heritage assets can illustrate or be associated with them. Heritage assets with historic interest not only provide a material record of our nation's history, but can also provide meaning for communities derived from their collective experience of a place and can symbolise wider values such as faith and cultural identity.

3.1 Significance of 90 Deansgate

3.1.1 Archaeological Interest

There is limited evidence to suggest significant archaeological interest in Church House. While there may be minor potential for archaeological findings relating to earlier activity and buildings along Deansgate, Church House is not recognised as a site of major archaeological interest.

Archaeological Interest: Negligible/Low

3.1.2 Architectural + Artistic Interest

The overall architectural and artistic interest of 90 Deansgate is of low significance. The building provides a strong example of high quality Edwardian Baroque architecture and positively contributes to the streetscape of Deansgate with its principle facade.

However, the damage that the building has undergone internally has reduced significantly the architectural and artistic interest. Few of the original internal features remain including the spatial organisation. Therefore, the significance is reduced.

Architectural + Artistic Interest: Low

3.1.3 Historic Interest

The overall historic interest of 90 Deansgate is of high significance. The site in its current form has been a consistent place of meeting for multiple groups over the last 100 years.

90 Deansgate's historic interest and significance is defined by the impact that it has had amongst Manchester's community. Both the communal and symbolic value of the work The North Western Homosexual Law Reform Committee undertook here and the cultural value upon the Mancunian music scene elevate 90 Deansgate to having high historic interest.

Historic Interest: Medium

3.1.4 Summary of Significance

The overall significance of 90 Deansgate is low (regional), evidenced through its status as a non-designated heritage asset.



4 Proposed Works + Heritage Impact Assessment



4.0 Proposed Works + Heritage Impact Assessment

The following section will present a summary of the proposed works to the site, followed by an assessment of the potential impacts on the heritage.

Impacts will be assessed and scaled per British Standards BS7913 guidance for the scale of impacts, which correlates with the ICOMOS Guidance on Heritage Impact Assessments.

VALUE OF HERITAGE ASSET	SCALE & SEVERITY OF CHANGE/IMPACT (EITHER ADVERSE OR BENEFICIAL)				
	No Change	Negligible Change	Minor Change	Moderate Change	Major Change
Exceptional	Neutral	Slight	Moderate/ Large	Large/Very Large	Very Large
High	Neutral	Slight	Moderate/ Slight	Moderate/ Large	Large/Very Large
Medium	Neutral	Neutral/Slight	Slight	Moderate	Moderate/ Large
Low	Neutral	Neutral/Slight	Neutral/Slight	Slight	Slight/ Moderate
Negligible	Neutral	Neutral	Neutral/Slight	Neutral/Slight	Slight

Figure 20 Significance/Scale of Impacts Table

Scale of Change

No Change	No material change to the heritage asset or its setting.
Negligible Change	A small change or alteration, but unimportant. Having no visual or indirect impacts on the asset or its setting. Slight changes to use or access.
Minor Change	A small change to an element of fabric or setting that results in a noticeable difference. Limited indirect impacts or changes to character.
Moderate Change	Changes to an element, including replacement, or insertion of a new element, where the asset or its setting has clearly been modified. Noticeable indirect impacts.
Major Change	A change of great extent, including the complete removal of an element. Changes to most or all of the asset or its setting. Total alteration of the asset. Extreme indirect impacts.

Scale of Impact

Major beneficial	The proposal will have an exceptionally positive impact on the significance of the heritage.
Moderate beneficial	The proposal will have a substantial positive impact on the significance of the heritage.
Minor beneficial	The proposal will have some limited positive impact on the significance of heritage.
Neutral	The proposal does not affect the significance of the significance of heritage.
Minor adverse	The proposal will have some limited negative impact on the significance of the heritage.
Moderate adverse	The proposal will have a substantial negative impact on the significance of the heritage.
Major adverse	The proposal will have a serious and irreversible impact on the significance of the heritage.

Summary of Proposed Works

A brief summary of the proposals being assessed for potential Heritage Impacts. This section should be read alongside drawings and documents submitted as part of the Planning Application.

4.1 Proposals

4.1.1 Proposed Internal Works

Due to insufficient access it is proposed that the ground floor staircase and lift are removed. These will be replaced with a new staircase and two accessible lifts within the existing core. The entrance will be supplied with full CCTV and concierge. Therefore, introducing a need for an office space on the ground floor.

Within the basement additions to the layout would include, plant areas, a luggage room, bin store, staff facilities, and a bike store. In similar tone to the ground floor all communal areas will have CCTV coverage.

The upper floors layout will be determined by the standard room model for the Zedwell brand. Upper floors have previously been stripped of any non-structural partitions and new floors have filled double height areas. Therefore, new partitions to define the floor plan will be added. Risers will be located within the corridors to allow access for maintenance.

4.1.2 Proposed External Works

Externally, the extent of damage to the windows is unknown without further survey. Secondary glazing is proposed through all upper floors to reduce noise impact. These are the areas proposed for Hotel Use.

Changes to the entrance way replace the existing doorway leading into the office space, with full height glazed doors.

To improve both views from the hotel, street scape and servicing strategy, a new internal bin storage unit within the basement would be added. Externally a platform lift from the basement to road level. External changes will involve replacing the three existing bin store doors, two of which will have louvred vents, and one with a shutter.

Branded Signage is proposed in five places across the site. These include lettering, protruding copper signs and illuminated projecting signs.

The addition of external lighting is also proposed. This would include LED floodlight up-lighters to accentuate the buildings features.

4.1.3 Proposed Conservation and Fabric Repair

After the completion of a full survey of the extent of damage to all windows. Windows will either be replaced with timber double glazed windows to match the existing windows or refurbished.

The full extent of repairs is unknown. However, similarly to the windows, all repairs will be undertaken on a like for like basis. To retain as much existing heritage as possible, traditional materials and methods will be used where possible.

Much of the existing features have been stripped. Details such as cornices, skirting, architraves and moulding will be retained.

Though new signage will be added, the 'Church House' signage will be retained. This helps to ensure that though the buildings use is changing, that there is still record and evidence of the buildings history.

St Mary's Parsonage SRF

St Mary's Parsonage Strategic Regeneration Framework outlines aims for the conservation area and should influence future decisions on the area including this site.

The vision of the SRF covers sustainability, connection to the wider city and conservation. Point 2.3 of the vision statement proposes buildings with 'high quality uses including residential, hotel, residential and leisure' to create a high quality area. Whilst point 2.5 highlights the importance of 'retention and celebration of the area's special qualities and assets'.

The proposals to 90 Deansgate have been informed by, and are in-line with the SRF; conserving the character and heritage of the area and providing new opportunities and growth through the change in use.



Impact on 90 Deansgate

4.2 Impact of Internal Works on 90 Deansgate

Works to an non-designated heritage asset require planning permission as standard and additional consents, such as listed building consent, are not required. Chapter 216 of the NPPF states that:

The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that directly or indirectly affect non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.

In accordance with the NPPF, all works to an non-designated heritage asset should take into consideration the heritage significance of the asset proportionally. Any remaining internal features that contribute to the significance and understanding of the building may be considered if relevant and appropriate.

As already established, the asset retains little original character due to the extensive removal of existing features and partitions. Where features do remain, these are discussed below.

Ground Floor

The impact at ground floor will be minimal due to existing retail units remaining as existing.

At ground floor, the predominant alteration is the removal of the main lift. The lift is not a original feature of the building and it's replacements, along with a new staircase, will sit within an existing core. Therefore, there will be limited alteration or damage to the existing structure.

Upper Floors

The proposals will retain surviving features such as cornices, skirting and architraves - where they have not previously been removed - using encapsulation where required. This will reduce the need for further loss of features and ensure they are retained should they need to re-exposed in the future.

In the upper floors, much of the non structural elements have previously been removed, such as partitions. In addition to this, floors have been added to divide double height spaces. This has resulted in a reduction in the original internal character. The existing uniform layout and window placement lends itself to hotel floor plan, reducing the need for any new or extensive internal alterations. The subdivision of internal spaces will result in the loss of the original plan form however the overall impact of this is considered to be balanced by the significant benefits sought from bringing the vacant building in to active viable use.

The overall impact on the interior of the building will be **moderate**, having a **neutral impact** on the significance of the asset.

The asset's overall significance is principally drawn from its historic and cultural value as well as its strong streetscape presence and high-quality, Edwardian Baroque exterior. Consequently, the alterations to the interior will not have any direct impact upon its overall significance.

The proposals will cause **no harm** to the significance of the asset.



4.3 Impact of External Works on 90 Deansgate

Windows

The current windows at 90 Deansgate are mismatched, with a mixture of both sash and casement style windows. With UPVC windows present. The heritage asset has sustained such significant damage a full survey is required for refurbishments. Refurbishments will be undertaken on a like for like basis. UPVC windows will be removed, instead using traditional materials such as timber. This will retain what historic value is left and will increase the building's external significance by improving it's appearance and removing UPVC.

Lighting

The new external lighting proposed for the building will result in **minor change** and will have a **negligible beneficial impact** on the overall development. It is noted by Historic England that lighting can help elevate a building's presence within the community and improve visibility if designed sympathetically. The design for the proposed lighting has been refined and will use narrow beam lights/up lighting, commonly used on historic buildings, to create atmosphere while reducing night-time light spill. The additional lighting will be placed to highlight 90 Deansgate's unique features and architectural detailing.

The proposed new signage will cause **no harm** to the significance of the asset.

Signage

New proposed signage will be detailed and agreed as part of a separate signage application.

The proposed signage will have little impact upon the asset. Appropriate measures will be taken to not damage the brickwork, using mortar joints for fixing where possible. The decision to retail the original Church House signage detailed in the brick serves as a reminder of the building's first use. Keeping this detail positively impacts the building's overall heritage value.

The proposed signage will result in a **minor change** to the asset, resulting in a **neutral/slight impact** that is **minor beneficial** in nature.

The proposed new signage will cause **no harm** to the significance of the asset.

Conclusion

In line with Paragraph 216 of the NPPF this assessment has concluded that the proposed development to 90 Deansgate will result in **no harm** to the significance of the building as a non-designated heritage asset.

The proposed works are small in scale and will have a positive impact on the visual appearance of the building's exterior. The works will also be beneficial in bringing the asset back in to active viable use. The proposed designs have been well considered to take into account the existing character and appearance of the building, and materials have been chosen to reduce any potential visual impact where possible and introduce high-quality construction. The proposed works will contribute to the continued use and maintenance of the property.



4.4 Impact on the Conservation Area

The proposed works at 90 Deansgate will result in a range of minor but cumulatively beneficial impacts on the character and appearance of the Parsonage Gardens Conservation Area.

The replacement of mismatched windows with new appropriate units will improve the building's appearance and better reflect the historic character of the area, enhancing the architectural coherence of the prominent corner site.

Discreet external lighting has been designed to highlight key features without creating light spill, contributing to a more attractive and legible streetscape after dark. Additionally, the retention of the original 'Church House' signage strengthens the narrative of the building's earlier use and contributes positively to local character.

The removal of unsightly bins to the rear and the activation of the rear elevation - through improved finishes and lighting - will significantly enhance the building's relationship with Parsonage Gardens. These changes align with the SRF by improving visual amenity, safety, and the overall quality of the public realm.

Empty, the building serves no use and is not in line with the aspirations of the SRF. Adaptations that facilitate the reuse of 90 Deansgate will revitalise the area, creating a positive impact and supporting the building's continued upkeep.

Overall, the proposed works will result in an **enhancement** to the character and quality of the conservation area.



4.5 Conclusion

4.5.1 Benefits

The proposed interventions aim to improve the sustainability, viability, and long-term use of 90 Deansgate, without causing harm to the building's significance. The works will enable currently inaccessible and underused areas of the building to be brought back into active use.

The proposals support the objectives of the Strategic Regeneration Framework (SRF), contributing to a more vibrant and active area with strong historic character.

Improvements to all elevations will strengthen the building's relationship with the public realm and enhance the surrounding streetscape, particularly where it connects with Parsonage Gardens.

4.5.2 Overall Scale of Change

The overall scale of change is considered **moderate**, reflecting the introduction of new elements alongside the repair and replacement of existing ones. All interventions have been carefully designed to minimise harm and respect the building's overall character.

4.5.3 Overall Impact on the Heritage

The overall impact on the heritage is assessed as **moderate beneficial**. This impact is justified by the clear public benefits arising from the proposals, including the retention of the buildings overall significance, continued use, and contribution to the wider regeneration aims of the SRF. The proposals represent a positive and necessary step towards securing the long-term future of 90 Deansgate.

In line with the requirements of the NPPF, Chapter 16, the proposed works will result in **no harm** to the heritage.



5 Bibliography + Sources



Bibliography + Sources

Zaman Roberts. '90 Deansgate, Manchester City Centre'. Accessed 9 June 2025. <https://www.zamanroberts.com/news/see-inside-our-latest-development-on-deansgate-manchester>.

'Church House - 90 Deansgate'. Accessed 22 January 2025. <https://manchesterhistory.net/manchester/tours/tour3/area3page26.html>.

Openshaw, Tony. 'Church House, 90 Deansgate, Manchester'. Out in the City (blog), 16 April 2020. <https://outinthecity.org/2020/04/16/church-house-90-deansgate-manchester/>.

'Congregational Church House, Deansgate, Manchester - Building | Architects of Greater Manchester'. Accessed 9 June 2025. <https://manchestervictorianarchitects.org.uk/buildings/congregational-church-house-deansgate-manchester>.

'Deansgate Arcade Deansgate Manchester - Building | Architects of Greater Manchester'. Accessed 9 June 2025. <https://www.manchestervictorianarchitects.org.uk/index.php/buildings/deansgate-arcade-deansgate-manchester>.

'Diocesan Church House; 90 Deansgate, Manchester. - Building | Architects of Greater Manchester'. Accessed 9 June 2025. <https://www.manchestervictorianarchitects.org.uk/index.php/buildings/diocesan-church-house-90-deansgate>.

Gee, Chris. 'Diocese of Manchester to Relocate Headquarters to Bury Town Centre'. Manchester Evening News, 30 September 2022. <https://www.manchestereveningnews.co.uk/news/greater-manchester-news/diocese-manchester-relocate-headquarters-bury-25145084>.

'History | Deansgate/Peter Street Conservation Area | Manchester City Council'. Accessed 9 June 2025. https://www.manchester.gov.uk/info/511/conservation_areas/1092/deansgatepeter_street_conservation_area/2.

'History | Parsonage Gardens Conservation Area | Manchester City Council'. Accessed 9 June 2025. https://www.manchester.gov.uk/info/511/conservation_areas/1100/parsonage_gardens_conservation_area/2.

'Houldsworth Hall (Manchester)'. Accessed 9 June 2025. <https://manchesterbeat.com/index.php/venues/venues-manchester-cbd/houldsworth-hall-manchester>.

'John Brooke - Architect | Architects of Greater Manchester'. Accessed 9 June 2025. <https://www.manchestervictorianarchitects.org.uk/index.php/architects/john-brooke>.

HiddenManc. 'Old Deanery'. Hidden Manchester Map, 20 September 2015. <https://hidden-manchester.org.uk/tunnels/old-deanery.html>.

28DaysLater.co.uk. 'Report - - Church House, Manchester - November 2013 | High Stuff', 16 November 2013. <https://www.28dayslater.co.uk/threads/church-house-manchester-november-2013.85472/>.

The Stained Leaded Glass Company Ltd - Stained Glass Specialist in Greater Manchester. 'The Church House, Manchester Diocese - Stained Glass Specialists, The Stained Leaded Glass Company, Bolton, Greater Manchester'. Accessed 22 January 2025. <https://www.stainedleadedglass.co.uk/the-church-house-manchester-diocese.html>.

Endnotes

1 'History | Parsonage Gardens Conservation Area | Manchester City Council'.
2 Ibid.
3 Ibid
4 Ibid
5 'Diocesan Church House; 90 Deansgate, Manchester. - Building | Architects of Greater Manchester'.
6 'John Brooke - Architect | Architects of Greater Manchester'.
7 'Diocesan Church House; 90 Deansgate, Manchester. - Building | Architects of Greater Manchester'.
8 'Congregational Church House, Deansgate, Manchester - Building | Architects of Greater Manchester'.
9 Openshaw, 'Church House, 90 Deansgate, Manchester'.
10 'Church House - 90 Deansgate'.
11 'Houldsworth Hall (Manchester)'.
12 Openshaw, 'Church House, 90 Deansgate, Manchester'.
13 Ibid
14 Ibid
15 Ibid
16 Gee, 'Diocese of Manchester to Relocate Headquarters to Bury Town Centre'.



Thank you



Manchester Studio and Registered Office

Buttress Architects Ltd.
41 Bengal St.
Manchester
M4 6AF

T: 0161 236 3303

www.buttress.net

Buttress

Leeds Studio

Buttress Architects Ltd.
Clockwise, Yorkshire House, Greek St.
Leeds
LS1 5SH

T: 0113 539 7965

www.buttress.net