

Comments for Planning Application 142535/FO/2025

Application Summary

Application Number: 142535/FO/2025

Address: 140 Great Ancoats Street Manchester M4 6DU

Proposal: Demolition of existing buildings and erection of 2no. new buildings providing up to 758 apartments (Use Class C3), Class E floorspace (comprising flexible office accommodation (Use Class Eg(i)) and Class Ea and b) and associated hard and soft landscaping (including works within the public highway), formation of vehicle accesses and servicing access together with associated works.

Case Officer: Lucy Harrison

Customer Details

Name: Not Available

Address: Not Available

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly object to the propose project by Liquid Funding Business and Cityside developers who plan to redevelop the site adjoining Stockton's Furniture at the corner of Store Street and Great Ancoats Street.

[REDACTED]

[REDACTED] I can imagine that a building of such scale creates a huge impact for me. First, Store Street is not a wide road. The proposed residential units will be very close to my window. Since both the living room window and bedroom window are facing the same direction, I will be exposed to the opposite units 24/7. There is no escape. I am sure people can watch me cooking or lying in bed without much effort. If I want to have privacy, I need to draw all the curtains. Then I cannot see the beautiful sky. Do you want to live in a place with no sunlight all year round? The sense of enclosure will drive people crazy. This is the most important factor the Council cannot ignore.

Secondly, I can imagine that 758 proposed apartments will bring a lot of traffic to the neighborhood. I can see heavy traffic in Great Ancoats Street during rush hours, particularly in the evening. The roads nearby simply cannot accommodate that increase of traffic.

Other issues like noise and air pollution during the construction of such a huge project is an issue for people living in Oxygen Tower. Then comes the 758 new units with thousands of new residents. Will the area look like a rush hour train station?

It seems that in Manchester, it is very abnormal to have such tall building erected right next to another building. There must be good reasons. The proposed project has devastating effect not only for Oxygen residents but also for people in surrounding areas. It is too aggressive, with building too tall and too many flats. I oppose to this development project.