

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: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Hello,

I am writing in relation to the blocks being built upon Diecast Holdings/ Stocktons. This for a number of reasons that I will outline below.

1. History: the plans begin with demolishing the old Stocktons furniture building/ Diecast Holdings. These are historical buildings which should be renovated and preserved, not demolished to make way for another high rise.
2. Sunlight: Oxygen Tower and Port Street already limit sunlight for New Islington. This block will directly block sunlight for every single flat along Old Mill Street. Due to it's abhorrent height even in Summer the afternoon sun will be blocked. It will also block light for all buildings in the new development opposite (the site everyone campaigned for a park on)
3. Appearance: to be direct the sheer height of the main block here is ridiculous. It dwarfs Oxygen tower and perhaps Port Street, both of which are eye sores which have no public backing. I can't believe I have to write an email to express the fact that the building is so tall and thin it looks as though it will topple over at any second.
4. 758 flats. The demand for flats in this city is dwindling. Both due to affordability, lack of green space, sunlight (most of the reasons stated above) There are many new flats for sale/ rent nearby

which are not shifting. We do not need a huge tower of flats for them to lie empty.

Summary: renovate the existing buildings ideally. If another unwanted and unneeded high rise is to be erected PLEASE can the height of the building be reduced to in line with Malmaison or the lower part of Oxygen. Continuing to pass these towers will plunge this area of the city into darkness, destroy the neighbourhood Ancoats and New Islington and no body will want to live, work or visit the area. Build the city outwards into Miles Platting, Ardwick. Not into the sky.

Kind regards,

