



All Saints Library, Oxford Road, Manchester
Committed Developments

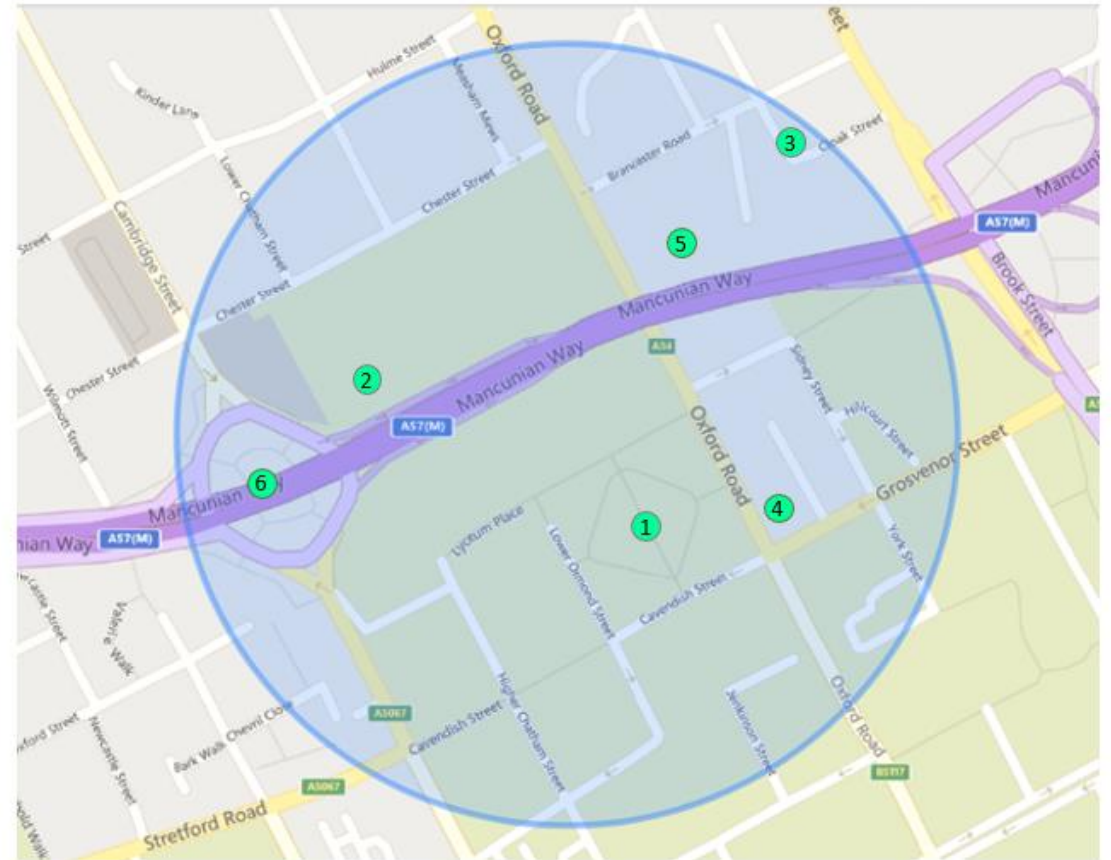
June 2023

	Name	LPA Planning Ref.	Description of Development	Distance from Site (metres)	Application Status
Baseline					
1	All Saints Park	128485/FO/2020	Construction of four residential buildings, ancillary amenity building for residents accommodating a tennis court, swimming pool and gym facilities (Use Class C3), ground floor retail units (Use Classes A1, A2, or A3), amenity space for residents within residential buildings, new public realm and landscaping, basement car parking and related highway, access, servicing, engineering and associated works.	85 m	BASELINE Complete, although not all approved landscaping has been delivered.
2	Metropolitan University Science and Engineering Building	125799/FO/2019	Demolition of existing John Dalton West Building and associated structures, and erection of a new 7 storey education building (Use Class D1) for the Faculty of Science and Engineering (comprising teaching and research spaces, academic offices, social learning areas, catering/kitchen facilities and an energy centre), physical connections to and external refurbishment of the John Dalton Tower, hard and soft landscaping works, car and cycle parking and associated works.	200 m	BASELINE Under construction. John Dalton West has now been demolished and the site has been cleared. Access road and sewer diversion works within Chester Street have been completed.
3	Number 3 Circle Square	134288/FO/2022	Erection of 15 storey building comprising office space (Use Class E(g)(i)) and ancillary flexible commercial uses (Use Class E), rooftop terrace, highway works, landscaping, and other associated works.	245 m	BASELINE Latest planning application approved in November 2022.

					Construction began in January 2023.
Cumulative					
4	137 Oxford Road	128837/FO/2020	Erection of a single storey roof extension to create one x four bedroom apartment (Use Class C3), with associated external works.	128 m	CUMULATIVE Planning application approved in June 2022. Works on-site have not commenced and no Conditions have been discharged.
5	Circle Square Buildings 1A and 1B	N/A – application not submitted.	N/A – application not submitted.	120 m	CUMULATIVE Currently Manchester Technology Centre / Hatch. Earmarked for approximately 480,000 sq ft of commercial floorspace.
6	Cambridge Circus	N/A – application not submitted.	N/A – application not submitted.	177 m	CUMULATIVE Redevelopment of land in the centre of Cambridge Street roundabout for student or residential. Early stage proposals.

○ 250m buffer

- ① All Saints Park
- ② Metropolitan University Science and Engineering Building
- ③ Number 3 Circle Square
- ④ 137 Oxford Road
- ⑤ Circle Square Buildings 1A and 1B
- ⑥ Cambridge Circus



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Real Estate

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