



2G/4G/ 5G ROLL OUT PLANNING PRE-APPLICATION ENQUIRY - SITE DETAIL SHEET

Site Requirement

Site Introduction Telecoms Planning Pre-Application Enquiry for a proposed telecommunications installation at:

Crowcroft Park, Stockport Road, Levenshulme, Greater Manchester, M12 4QE

Site Objective To provide the surrounding area with mobile coverage, while linking other sites into the wider Network. The site is part of a project to supply the surrounding area with 2G/4G/5G coverage. At present, there is a gap in network coverage within this particular area.

Preferred Site

Site Name **96712 – Crowcroft Park**

National Grid Reference NGR E: 387291 N: 394932

Traffic Light Model Rating **AMBER**

Assessment In this instance, the installation of a new 25m high monopole to replace a site nearby, as shown on the attached drawings alongside associated ancillary equipment.

The equipment has been designed to create a minimal, modern telecoms installation, which is required to extend high-speed mobile coverage to the area in and around the Levenshulme area.

Equipment Details: -

Please refer to the planning drawings (enclosed).
96712 – Planning Drawings

Site Description of Designated Search Area (DSA)

As this mast is a new installation, to work it needs to be close to those who will benefit from the technology, therefore a small search area is required. Movements outside this area are likely to require a proliferation of masts to do the same job, and even then, coverage gaps are likely.

The Designated Search Area (DSA) is located in the Levenshulme area, a new site is required to reinforce the capacity, efficiency and connectivity for the area improving the overall network performance and user experience for residents and businesses within the local area.

Proposed Works:

The proposed installation comprises of a new 25m high monopole to replace a nearby site, including 6No. apertures at 23.65m and 4No. 600mm dishes at 19.65m. Alongside, the installation and replacement of ancillary work as shown on the attached drawings.

Figure 1: An illustration of the proposed site.

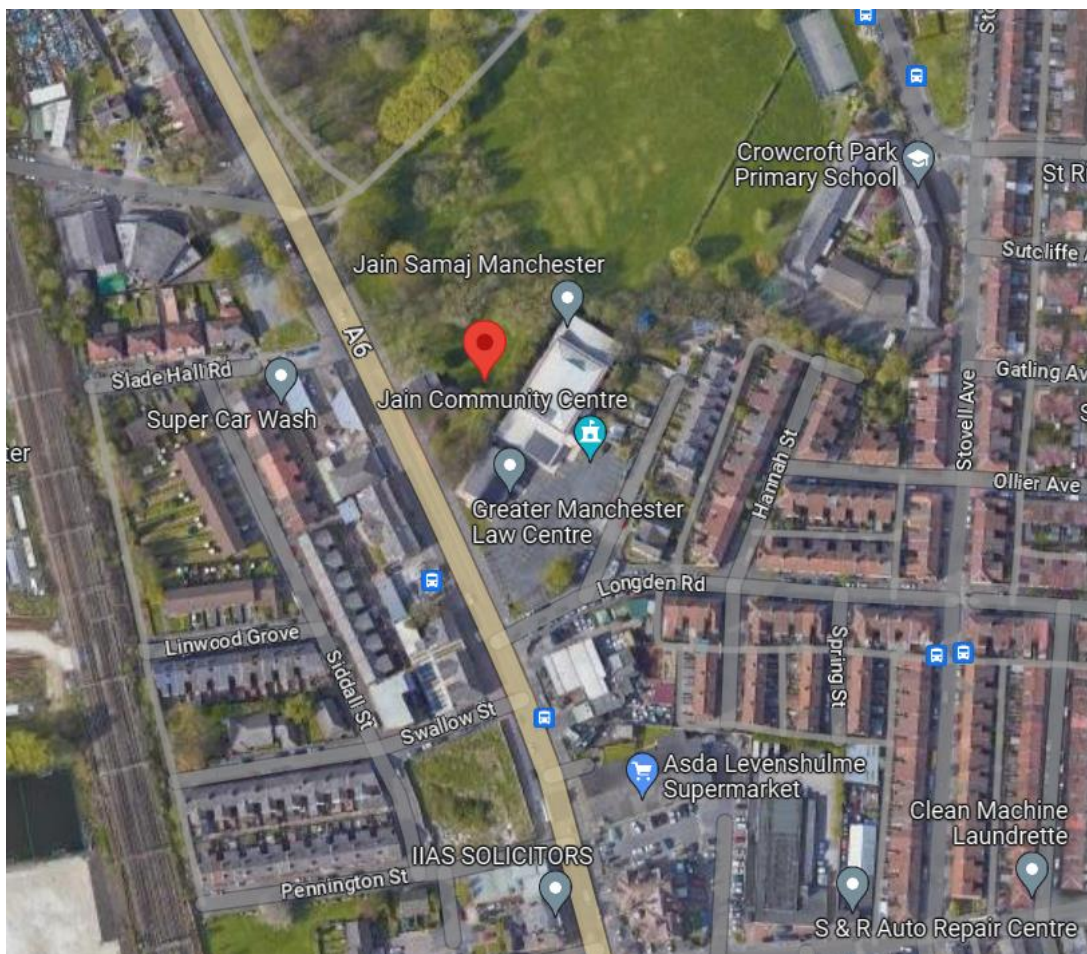


Figure 2 - Site Photograph: (approximate location of site).



Discounted Sites

As this is a new site, for a replacement telecommunication site nearby. The following sites have been discounted:

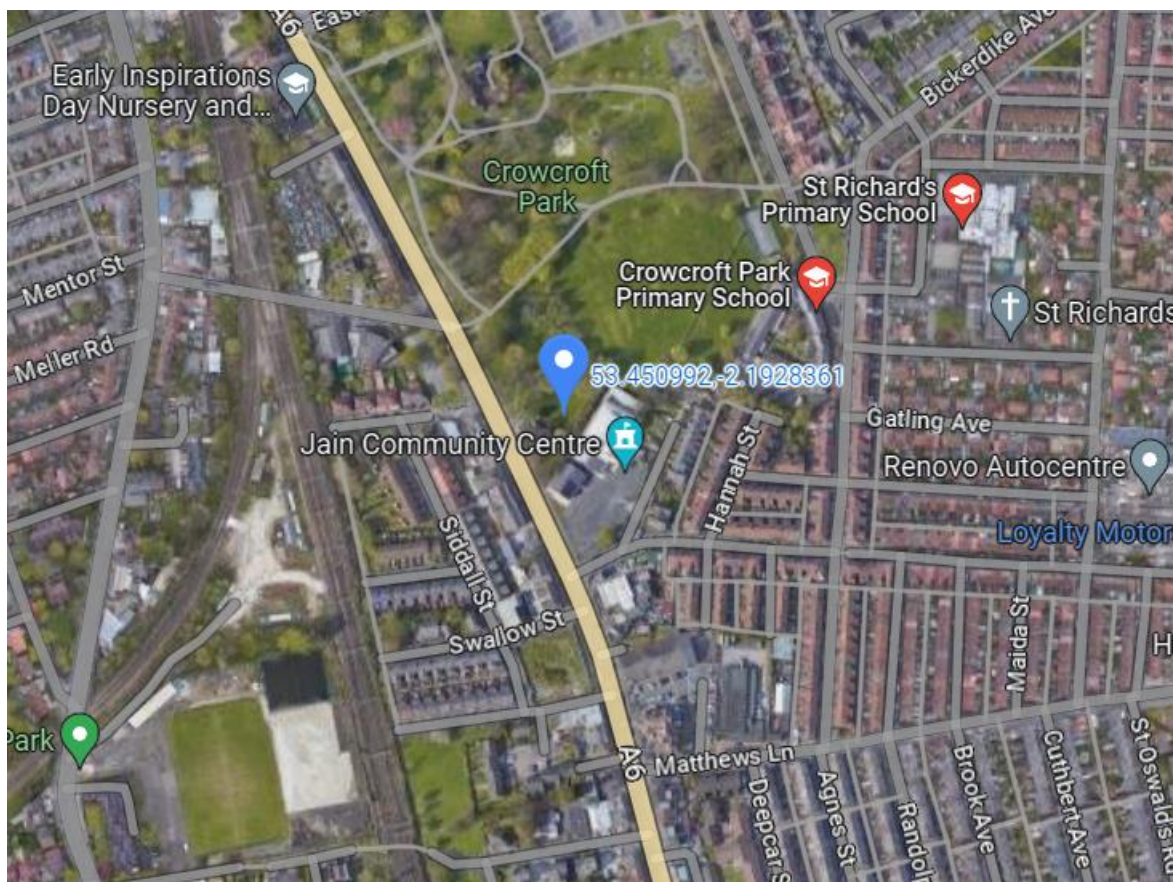
Site	NGR	Discounted Reason
D1 Park Grove, Levenshulme, Manchester, Greater Manchester, England, M19 2FH	E: 387091, N: 394764	This option has been discounted as a previous telecoms site was at this location however it appears the local football ground had utilised the extra space for car parking.
D2 Longden Road, Stockport Road, Levenshulme, Manchester, Greater Manchester, England, M13 0RG	E: 387311, N: 394816	This streetworks option has been discounted as outside the petrol station was discounted due to insufficient space for equipment.
D3 Park Grove, Levenshulme, Manchester, Greater Manchester, England, M19 3AQ	E: 387207, N: 394677	This greenfield option was discounted due to close proximity to residential properties and the topography of the land.

D4 Stockport Road, Levenshulme, Manchester, Greater Manchester, England, M12 4GD	E: 387207, N: 394677	This option has been discounted because of overhanging branches from trees in the park and close proximity to residential properties.
D5 A6 Cycle Warehouse, 754, Stockport Road, Levenshulme, Manchester, Greater Manchester, England, M12 4GD	E: 387248, N: 394910	This option was discounted due to a speed camera in close proximity, a street works site may interfere with the camera and cause issues.

Proximity of the site to schools

A review of available mapping shows there are three educational establishments within a 400m proximity of the site (blue marker) (extract from google maps).

1. Crowcroft Park Primary School
2. St Richards Primary School
3. Early Inspirations Day Nursery and Pre School

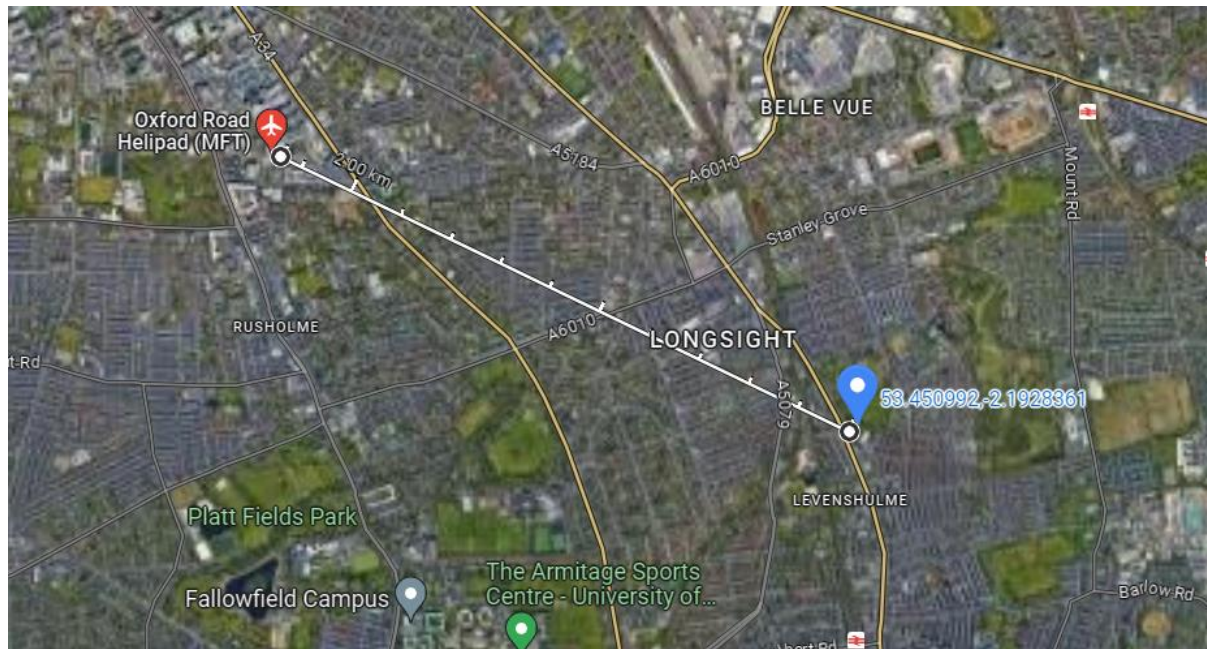


Proximity of the site to airports

There are no airports or airfields within 3km of our proposed site. However, Oxford Road Helipad (MFT) is within approximately 2.29 km of the site.

🇬🇧 Airport Near M12 4QE, UK					
<< Go Back To UK Nearest Airport Search					
Airports with scheduled flights sorted by distance.					
Type	Airport Name	City	IATA Code	Connectivity	Distance
✖	Manchester Airport	Manchester	MAN	★★★★★	7.51 mi
✖	Liverpool John Lennon Airport	Liverpool	LPL	★★★★★	28.23 mi
✖	Leeds Bradford Airport	Leeds	LBA	★★★★★	36.03 mi
✔	Hawarden Airport	Hawarden	CEG	★★★★★	37.46 mi
✔	Blackpool International Airport	Blackpool	BLK	★★★★★	40.79 mi
✖	Robin Hood Doncaster Sheffield Airport	Doncaster	DSA	★★★★★	48.69 mi
✖	East Midlands Airport	Nottingham	EMA	★★★★★	55.85 mi
✔	Nottingham Airport	Nottingham	NQT	★★★★★	58.93 mi

Other airports without scheduled flights sorted by distance.					
Type	Airport Name	City	IATA Code	Connectivity	Distance
✔	Warton Airport	Warton		★★★★★	34.83 mi
✔	Leeds East Airport	Church Fenton		★★★★★	48.71 mi
✔	RAF Shawbury	Shawbury		★★★★★	49.2 mi
✔	DCAE Cosford Air Base	Cosford		★★★★★	56.21 mi
✔	RAF Linton-On-Ouse	Linton-On-Ouse	HRT	★★★★★	56.43 mi
✔	RAF Dishforth	Dishforth		★★★★★	56.96 mi
✔	RAF Topcliffe	Topcliffe		★★★★★	61.75 mi



Is the site within or close to a Conservation Area?

Following a review of Manchester City Council Interactive Map and Magic Maps, our proposed site is not within a conservation area. However, we are aware of the importance of designations upon the Levenshulme area in Greater Manchester, and we believe that we have taken the necessary care and attention to the surrounding area in the sitting and appearance of this mast and believe that no adverse impacts would be felt in this area.

Legislation

The Manchester City Council Core Strategy was reviewed and despite no specific legislation in relation to telecommunications infrastructure and development. There shows to be a close relation of digital connectivity and infrastructure to Objective 2 Economy.



Manchester City Council | Manchester Core Strategy 2012 to 2027

8.76 The South Manchester area is popular with families and skilled workers and provides a significant workforce for the City. It is considered the only area in the City (apart from the City Centre) that currently offers the opportunity to attract and retain a significant number of higher income groups. Their presence is critical to sustaining the City's economic growth. However high levels of deprivation are still found in Chorlton Park, Old Moat, Burnage and Fallowfield.

8.77 This area is not a focus of new employment growth in the City during the Plan period, largely due to the limited space for development within South Manchester. Employment provision is focused along Princess Parkway and the existing business parks of Towers, Didsbury Point and Parkway. Other key employment locations include Christies Hospital and Christie Fields. Demand for future employment is expected to be driven by manufacturing and engineering, creative and media industries and environmental technologies. The area is expected to be a focus for entrepreneurs, micro-enterprises and other small businesses. This may include encouraging provision of improved digital connectivity which will support home-working and SMEs.

8.78 Most residents travel to work outside South Manchester to the major employment centres such as the City Centre and Manchester Airport. Accessibility to employment along radial routes is considered to be generally good. However, east/west links do not match the radial routes particularly for those using public transport. The aim will be to strengthen connectivity within the area to key employment locations and this will be further improved through the provision of a new Metrolink line connecting the City Centre to the Airport via South Manchester. The area is also traversed by a heavy rail line and bus corridors and mixed use development including employment provision will be encouraged around these interchanges and stops.

- Extract from the Manchester City Council Core Strategy 2012 – 2017.