

Comments for Planning Application 135647/FO/2022

Application Summary

Application Number: 135647/FO/2022

Address: 550 Mauldeth Road West Manchester M21 7AA

Proposal: Erection of a new Lidl foodstore (Use Class E) with associated car parking and landscaping

Case Officer: Jennifer Connor

Customer Details

Name: Not Available

Address: Not Available

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: I have the following comments about the impact to the local area and access to the store by public and active transport.

- I believe there will be an increased litter burden on Chorlton Park and an increased issue with people meeting to drink in the park or using the bushes as a toilet if they're caught short - as the opening hours for Fino café are limited.
- I am concerned about pedestrian safety around Chorlton High School entrance and the entrances to the park opposite to the proposed store location, and on the footpaths around this area.
- I think there will be a conflict between pedestrians/public transport users and cyclists on the shared use footpath alongside the store without additional management or measures.
- Having used Nell Lane towards Didsbury from the New Barns Estate as a cyclist, there is an issue with the width of the road for cyclist safety. This is disappointing as it could be a very feasible bike access route from West Didsbury in particular.
- There is an ongoing issue with the pedestrian crossing on Nell Lane/Princess Parkway. It's dangerous and substandard. I've discussed this with the local councillors and highways should be aware. There will be an increased temptation to take a right turn from the Didsbury direction onto this junction, to avoid the congestion on Nell Lane (if it becomes congested), which will lead to increased risk for pedestrians, which include the students at Didsbury High School
- There is already a planning issue in the area with the number of secondary schools concentrated in a small area. This issue is not mentioned in the application.
- There are currently no shelters on the bus stops closest to the proposed location of the store.
- Car access into and out of the New Barns Estate would become difficult without any additional markings on the road.
- The application lacks information on pedestrian and bike access for those in areas very close to

the store.

- I think the application underestimates bike usage in the area - it's a feature of the local area that there are a lot of cyclists, more than in most neighbourhoods, and this is not mentioned.
- Why is the train station mentioned in the application when it's so far away? And yet the fact that there are two tram lines in close proximity isn't mentioned.
- In the consultation, the questions asked elicited information about car use, but not about using other forms of transport so it will not have helped establish numbers who would be travelling by bike or on foot.
- The comments I made at the consultation weren't reported on the appendix; particularly the comments on drinking and litter in Chorlton Park which I've made above.