

Comments for Planning Application 134603/FO/2022

Application Summary

Application Number: 134603/FO/2022

Address: Pellowe House Francis Road Manchester M20 9XP

Proposal: Erection of three storey building to provide 24 apartments following demolition of existing buildings including creation of a new vehicular access from Francis Road, parking provision, landscaping and associated works

Case Officer: Robert Griffin

Customer Details

Name: Not Available

Address: Not Available

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Myself and my partner live on the road where the proposed development is located. Our biggest concerns surround parking, which is already an issue on the road and risks making the area as inaccessible as West didsbury. A reconsideration of the number of flats should be considered. With the new parking permit scheme coming in at some point, you can easily see the roads getting cluttered with permit parking. As somebody who lives at the end of the cul-de-sac, it is narrow at the best of times (with an increase in street parking already without the development) and in an emergency, with more cars present, would you be able to get an ambulance or a fire engine down there? I'd suspect not or with great difficulty. Our next concern is access, this is a cul-de-sac with only one entrance point and with significant building work taking place at the top of the road will cause problems. It'll cause absolute chaos for the residents both in terms of access, noise and privacy. Many people on the road work from home and/or have young families and significant works will cause disruption to their work, as well as personal lives.

We want to see something done with the building but feel the project is too large for the area and consideration for the local community has to be thought about.