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WESTON HALLS AND PENDULUM HOTEL

Blue and Green Infrastructure Response

PLANIT

Document Control

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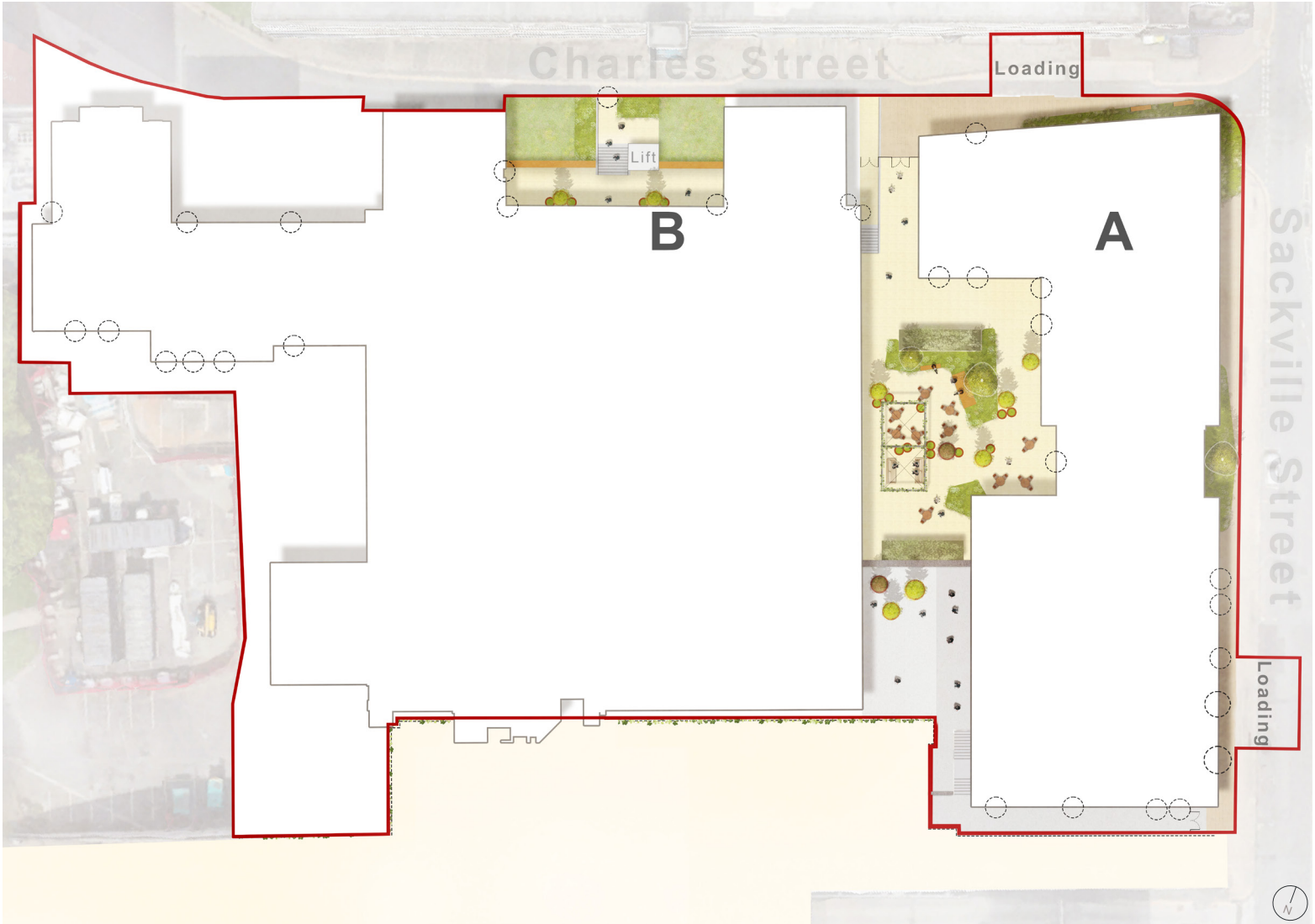
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Contents

Project Context	4
Landscape Drivers	5
Policy	6
Response To Objective 1	7
Response To Objective 2	8
Response To Objective 3	9

Project Context - Phase A

The phasing strategy within the courtyard is to propose landscape elements that can be retained once Phase B is complete. The proposed landscape elements will still achieve the aims of creating high-quality spaces within the courtyard, with the capacity to accommodate user requirements.



Project Context - Phase A&B

The landscape proposal aims to create an ambitious, high-quality student neighbourhood in the heart of Manchester City Centre.

The design is organised into two distinct spaces, defined by a change in level. The northern section will be private in character, offering a network of active and quiet areas where students can socialise, play, study, dwell, and come together.

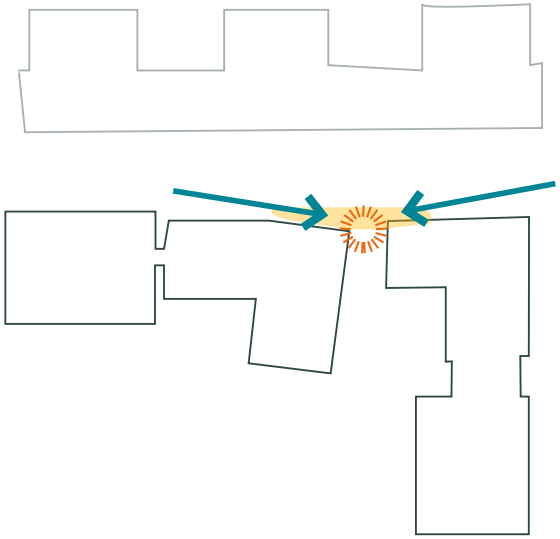
The lower woodland edge, located around three metres beneath the main garden, will be accessible via both stepped and level pathways.



Key character areas include:

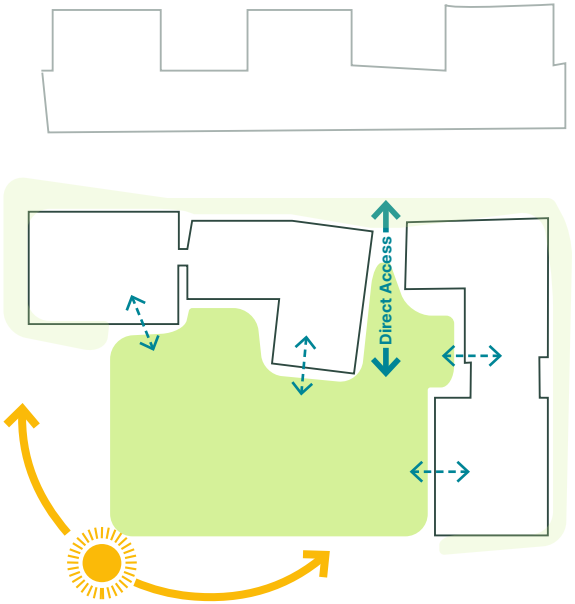
1. The yard
2. Sunny terrace
3. The glade
4. The corridor
5. Woodland edge
6. Quiet zone

Landscape Drivers



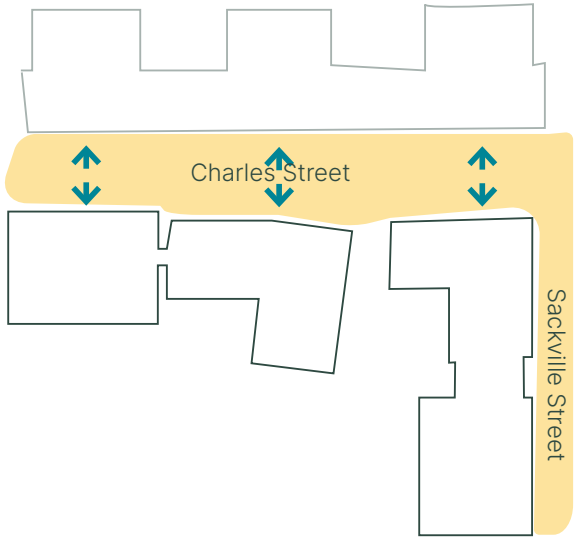
Arrival

1. Main entrance off Charles Street
2. Pulled back building
3. Single access point



The garden

1. Public realm improvement
2. South facing
3. Hidden green oasis



Charles Street Enhanced

1. Quiet street offer
2. Blue & green infrastructure
3. Active travel

Policy

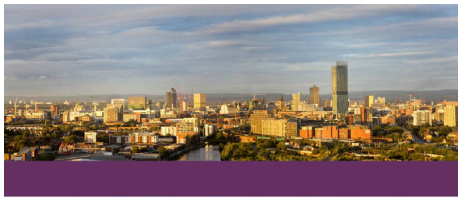
This Strategy outlines the importance of Green and Blue Infrastructure in creating successful, liveable Cities. The strategy has been produced to set out how this will be achieved in the future with the vision being:

“By 2025 high quality, well maintained green and blue spaces will be an integral part of all neighbourhoods. The city’s communities will be living healthy, fulfilled lives, enjoying access to parks and greenspaces and safe green routes for walking, cycling and exercise throughout the city. Businesses will be investing in areas with a high environmental quality and attractive surroundings, enjoying access to a healthy, talented workforce. New funding models will be in place, ensuring progress achieved by 2025 can be sustained and provide the platform for ongoing investment in the years to follow.”

This need for improvements to the quality of open space and recreational space is also highlighted in both the Core Strategy Evidence Base and specifically within Policies EN9 and EN10. EN9's Green infrastructure policy stipulates 'New development will be expected to maintain existing green infrastructure in terms of its. quantity, quality and multiple function.

EN10 - The Council will seek to retain and improve existing open spaces, sport and recreation facilities to the standards set out above and provide a network of diverse, multi-functional open spaces. Proposals will be supported that:

The Following pages outline how the development responds to the Manchester Green and Blue Infrastructure Strategy based on the four main objectives and actions within the document.



Manchester's Local Development Framework

Core Strategy Development Plan Document

Adopted 11th July 2012

Published by Manchester City Council
planningstrategy@manchester.gov.uk

MANCHESTER CITY COUNCIL

Manchester’s Great Outdoors

a Green and Blue Infrastructure Strategy for Manchester

2015-25

July 2015

MANCHESTER CITY COUNCIL

Response To Objective 1

OBJECTIVE: Improve the quality and function of existing green and blue Infrastructure, to maximise the benefits it delivers

Relevant Action Point:

5 Trees and woodlands: effective and appropriate tree and woodland management and planting

10 Health and wellbeing: deliver green infrastructure projects with a particular focus on improving health and wellbeing

OBJECTIVE: Improve the quality and function of existing green and blue Infrastructure, to maximise the benefits it delivers

Design Response:

5 Existing green infrastructure is not present on site and so improving such features is not possible. We are, however, proposing new trees and planting areas that will be subject to a comprehensive maintenance and management strategy. The site will benefit from a high-quality, long-term management programme, either delivered through private management companies or, where applicable, by the city's own maintenance team for adopted areas.

10 The creation of an new green verdant courtyard will create a green infrastructure framing the various spaces and allowing students to be within nature.



Response To Objective 2

OBJECTIVE: Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth

Relevant Action Point:

1. Embed green infrastructure as part of residential developments
2. Embed green infrastructure as part of city centre developments

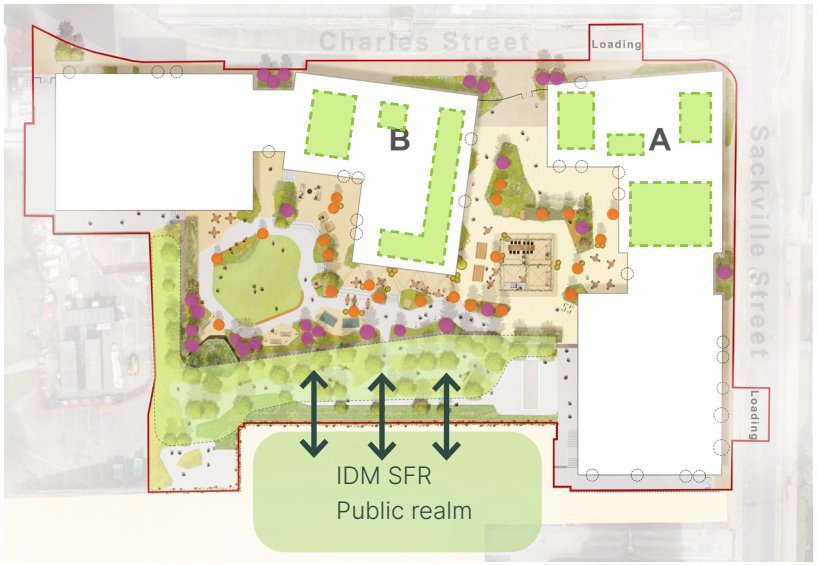
OBJECTIVE: Use appropriate green and blue infrastructure as a key component of new developments to help create successful neighbourhoods and support the city's growth

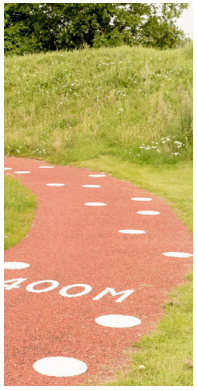
Design Response:

1. The design offers a combination of native and climate resilient trees within the courtyard. Rain gardens and windflower planting used to improve biodiversity.

   The extent of green roof has been maximised within the constraints of the development, acknowledging the requirement for rooftop plant. The green roof is split into two types, bio-solar, which integrate photovoltaic panels with vegetation, and wildflower roofs that support biodiversity and ecological value.

2. There is an opportunity to tie the woodland edge with the wider DIM SRF proposed public realm as part of the phasing strategy







Response To Objective 3

OBJECTIVE: Improve connectivity and accessibility to green and blue infrastructure within the city and beyond

Relevant Action Point:

4 Use active and sustainable transport to access green infrastructure in the city and beyond

OBJECTIVE: Improve connectivity and accessibility to green and blue infrastructure within the city and beyond

Design Response:

4 The design of Charles street contributes to the enhancement of streetscape through tree and vegetation planting on along Charles street with seating opportunities for users. The scheme has allowed for 164 no. cycle parking to facilitate sustainable movement to and from the wider city.



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