



Outlook

Fw: (Case Ref: MA23009) Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

From Julie Roscoe [REDACTED]

Date Wed 29/07/26 4:20 PM

To Des Jones [REDACTED] Steven Mccoombe [REDACTED]

Hi both, this one of several I am forwarding. I ll draft a response for Gavin. Thanks Julie

From: Gavin White [REDACTED]

Sent: Wednesday, July 29, 2026 3:44:55 pm

To: Julie Roscoe [REDACTED]

Subject: (Case Ref: MA23009) Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

Hi Julie

Please find below initial email from [REDACTED]

Kind regards

Teresa

Councillor Gavin White
Executive Member for Housing and Regeneration
and Labour Party Councillor for Old Moat Ward
Manchester City Council
M: [REDACTED]

Email: [REDACTED]

[REDACTED]

From: Garry Bridges [REDACTED]

Sent: 28 July 2026 4:17 PM

To: Nasrin Ali [REDACTED] Jawad Amin [REDACTED] Fiaz Riasat [REDACTED]

Cc: Gavin White [REDACTED] [REDACTED] [REDACTED]

Subject: Fw: Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

Hi Councillors

Please see email conversation below regarding the above planning application in your ward.

I have copied Cllr Gavin White and the resident into this email.

Kindest regards

[REDACTED]

on behalf of

Councillor Garry Bridges
Deputy Leader
Labour Councillor for Old Moat Ward
Executive Members Office
Manchester Town Hall
Manchester
M60 2LA

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Website: www.manchester.gov.uk

From: [REDACTED]
Sent: 28 July 2026 16:13
To: Garry Bridges [REDACTED]
Subject: Re: Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

Dear [REDACTED],

Thank you for your email.

My apologies for contacting the wrong councillor.

Yes, please could you forward my email to both the Crumpsall ward councillors and the Executive Member with responsibility for planning. I would be very grateful if they could consider my concerns regarding the proposed development.

Thank you for your assistance.

Kind regards,

[REDACTED]

From: Garry Bridges [REDACTED]
Sent: 28 July 2026 08:05
To: [REDACTED]
Subject: Re: Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

Dear [REDACTED]

Thank you for your email.

Unfortunately, Cllr Garry Bridges isn't the ward councillor for Crumpsall and does not have responsibility for planning under his remit as Deputy Leader.

However, I'm happy to pass your email on to the Crumpsall ward councillors with your permission? Alternatively, I can pass your email on to the Executive Member with responsibility for planning.

Kind regards

[REDACTED]
on behalf of

Councillor Garry Bridges
Deputy Leader
Labour Councillor for Old Moat Ward
Executive Members Office
Manchester Town Hall
Manchester
M60 2LA

[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]

Website: www.manchester.gov.uk

From: [REDACTED]
Sent: 28 July 2026 16:03
To: Garry Bridges [REDACTED]
Subject: Case Number - 143452/FO/2025 Westwood Nursing Home 69 Crumpsall Lane M85SR Object

Dear Case Officer

I wish to formally object to the proposed development at Westwood Nursing Home 69 Crumpsall Lane Manchester M8 5SR. Ansleigh Avenue Access as it conflicts with Policies DM1 and T2 of the Manchester Core Strategy.

My key concerns are:

- **Highway Safety:** Ansleigh Avenue is a narrow residential cul-de-sac that is unsuitable for additional school traffic. Increased vehicle movements at drop-off and pick-up times would worsen congestion, create unsafe manoeuvres, and increase risks to pedestrians.
- **Residential Amenity:** The proposed playground and extended use, including weekends, would introduce ongoing noise and disturbance that would significantly affect nearby residents' enjoyment of their homes.
- **Character of the Area:** The proposed 2.4m security fencing and intensified institutional use would be out of keeping with the established residential character of Ansleigh Avenue.
- **Refuse Collection and Servicing:** Ansleigh Avenue already experiences difficulties with parked vehicles restricting access for refuse collection vehicles, resulting in occasions where bins cannot be collected. Additional school traffic and parking pressures are likely to make access even more difficult for both refuse lorries and other service vehicles. This could increase the likelihood of missed collections, leading to waste accumulating outside properties and creating an adverse impact on residents and the local environment.
- Overall, the proposal represents an overdevelopment of a constrained site that would harm highway safety, residential amenity, the character of the area, and the effective servicing of the street. I therefore respectfully request that planning permission is refused.

Yours Faithfully,

[REDACTED]

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