



Trafford Place, Great Stone Road

STATEMENT OF COMMUNITY INVOLVEMENT

MARCH 2020



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1.0 OVERVIEW

Accrue (Forum) 1 LLP is bringing forward plans to redevelop the former B&Q store on Great Stone Road for a residential-led mixed-use scheme. The proposal includes 333 homes and commercial and/or community uses at ground-floor level

In bringing forward these proposals, Accrue (Forum) 1 LLP conducted a pre-application public consultation programme. This Statement of Community Involvement has been undertaken in accordance with the Localism Act 2011 and adheres to Trafford Council's Statement of Community Involvement (2020). A summary of the activity is outlined below and further details can be found in Section 3.0:

- Letters were issued to politicians, including members for Longford ward, where the site is located, the Leader of the Council, all members of the Executive and Kate Green MP.
- A letter was distributed to 900 properties within close proximity to the site to provide an overview of the plans and information as to how feedback could be submitted.
- A consultation website, www.traffordplace.com, was established to provide further information on the proposals, as well as a facility to submit feedback via an online form.
- A press release was issued to the local media with details of the consultation and how to submit feedback.
- Social media adverts were circulated to all residents living within 1km of the site to reach a wider audience. The adverts sought to disseminate details about the plans and direct social media users to the consultation website.
- A community information telephone line and a consultation email address were available throughout the consultation period for those wanting to speak or correspond with a member of the development team.

This report outlines the methods used to engage with politicians, the public and the press, as well as summarises the feedback received from respondents. It also provides the development team's response to key issues raised during the consultation and outlines subsequent changes made to the proposals.

2.0 PLANNING POLICY AND GUIDANCE: ROLE OF COMMUNITY INVOLVEMENT

Planning guidance states that pre-application consultation with communities, local authorities and statutory consultees can bring a number of benefits to the process of determining planning applications. Against this background, Accrue (Forum) 1 LLP and the development team has sought to consult with interested parties in accordance with policy and guidance in relation to community involvement in the planning system.

2.1 Trafford Borough Council

Statement of Community Involvement (2020)

Trafford Council's adopted Statement of Community Involvement (SCI) encourages applicants to engage with the local community prior to the submission of a planning application.

2.2 Government Planning Policy

The Localism Act 2011

The Localism Act 2011 seeks to provide the local community with a voice throughout the planning process, highlighted in the former Department for Communities and Local Government's paper, Decentralisation and Localism Bill: an essential guide, which outlines one of its principles as:

"Empowering communities to do things their way – by creating rights for people to get involved with, and direct the development of, their community."

Elaborating on this, the Localism Act outlines that applicants must notify the local community about their proposals to *"bring the proposed application to the attention of a majority of the persons who live at, or otherwise occupy, premises in the vicinity of the land."* It goes on to state that the publicity must explain how the applicant can be contacted by those *"wishing to comment on, or collaborate...on the design of, the proposed development"* and that applicants must consider the feedback received by having *"regard to any responses to the consultation."*

National Planning Policy Framework

In February 2019, the Ministry of Housing, Communities and Local Government released its updated National Planning Policy Framework (NPPF). The document seeks to achieve sustainable development with three overarching objectives: an economic objective; a social objective; and an environmental objective.

Section four of the updated NPPF (2019), 'Decision-making', sets out guidance in relation to pre-application engagement and front-loading. The guidance emphasises early engagement and suggests that *"the more issues that can be resolved at pre-application stage, including the need to deliver improvements in infrastructure and affordable housing, the greater the benefits"*.

National Planning Practice Guidance

The National Planning Practice Guidance 2014 (NPPG) is intended to make planning guidance more accessible and easier to keep up to date. With regard to consultation and community engagement, the NPPG notes:

“Pre-application engagement by prospective applicants offers significant potential to improve both the efficiency and effectiveness of the planning application system and improve the quality of planning applications and their likelihood of success.”

The guidance states that this can be achieved by consulting the local planning authority, statutory and non-statutory consultees, elected members and local people, with the level of engagement proportionate to the nature and scale of the proposed development.

2.3 Accrue (Forum) 1 LLP’s approach

The development team has sought to ensure that the engagement with the local community on the plans has adhered to the guidance outlined in the Localism Act 2011, the NPPF, the NPPG and Trafford Council’s SCI, as well as industry best practice.

3.0 CONSULTATION PROGRAMME

The consultation on proposals for Trafford Place was launched on Thursday 20th February until Thursday 27th February 2020. To ensure the consultation process was accessible to all interested parties and groups in the area, a number of methodologies were employed, including:

3.1 Letters to local political stakeholders

A letter was issued to local politicians to notify them of the proposals and advise of the public consultation. The letter was sent to:

- Councillor Andrew Western, Leader of Trafford Council;
- All members of the Trafford Council Executive;
- Members for Longford ward, where the site is located; and
- Kate Green, MP for the site.

A copy of correspondence sent to local politicians is provided in Appendix A.

3.2 Leaflets to local residents

To announce the public consultation, leaflets were sent to 900 addresses situated in close proximity to the site on Friday 21st February. This distribution area was chosen to ensure that those most likely to have an interest in the proposals, i.e. those closest to the site, were made aware of the public consultation and had the opportunity to submit their feedback on the plans.

The leaflet provided an overview of the proposals, the planning rationale for the scheme and included images of the proposed scheme. The leaflet also included details of how people could view the plans in greater detail and provide comments via the following methods:

- Visiting the website and completing the online feedback form at www.traffordplace.com;
- Calling the community information line on 0333 358 0502; and
- Emailing traffordplace@havingyoursay.co.uk

A copy of the leaflet and a map of the distribution area, can be found in Appendix B.

3.3 Website

A dedicated website, www.traffordplace.com, was created and launched on Thursday 20th February. The website provided an overview of the proposals, illustrative designs of the scheme, information about the impact of the proposals and outlined the benefits the plans would bring to the local area. A Frequently Asked Questions page provided answers to key questions likely to be raised by local residents throughout the consultation. An online feedback form was also provided to capture residents' views and comments.

Between Thursday 20th February and Thursday 27th February, the consultation website was viewed 3,239 times. Images of the website can be viewed in Appendix C.

3.4 Consultation email and postal addresses

A dedicated email address, traffordplace@havingyoursay.co.uk, was established to receive feedback and answer enquiries from the general public regarding the plans. During the public consultation, eight emails were received. More information about this can be found in Section 4.0 'Feedback Received'.

3.5 Community Information Line

A community information line (0333 358 0502) was available throughout the course of the consultation to enable people to speak with members of the development team. It was established from the start of the consultation and was staffed from 9.00am to 5.30pm, Monday to Friday. An answerphone facility was available outside of office hours. No calls were received during the consultation period.

3.6 Social Media

Social media was utilised to engage with residents across Stretford and the wider Borough. Facebook and Instagram adverts were sent to residents within a 1km radius which directed users to the consultation website, www.traffordplace.com. During the consultation, 1,835 people clicked through to the consultation website via social media adverts. Copies of the social media adverts can be found in Appendix D.

4.0 FEEDBACK RECEIVED

4.1 Summary of feedback

In total, 65 individual submissions were received during the public consultation, the majority of which were via the 'register your interest' page (47 registrations). Only ten respondents submitted an online feedback form. The table below provides a summary of the methods used by the public to provide their feedback or contribute to the consultation:

Feedback type	
Online feedback form	10
Registration of interest	47
Email	8
Telephone	0
Total	65

The majority of respondents used the website's register of interest functionality to put on record their support of the proposals.

A summary of feedback received is provided below.

4.2 Correspondence

Local residents and stakeholders were invited to contact the development team via email, with a dedicated project email address, traffordplace@havingyoursay.co.uk, established for the consultation. The feedback received from the eight individuals who contacted the project team via email has been incorporated into the 'feedback received' section in this report (Section 4.5). A summary of the feedback received via email is provided below:

Date	Detail of email
22/02/2020	Supported housing at the site. Concerned about affordability.
22/02/2020	Enquired about shared ownership
22/02/2020	Raised concerns about type of housing proposed and underground parking. Would like to see a GP surgery, small supermarket or a gym on site.
23/02/2020	Raised concerns about traffic
24/02/2020	Raised concerns about affordability, traffic and community spaces.

26/02/2020	Supports a multi storey car park on site
26/02/2020	Raised concerns about overpopulation, traffic and public services.
27/02/2020	Supports leisure centre and multi storey car park on site.

4.3 Community Information Line

During the public consultation, a community information line facility was available for those who wished to speak with a member of the team or provide their feedback by phone. No calls were received during this period.

4.4 Registered Interest

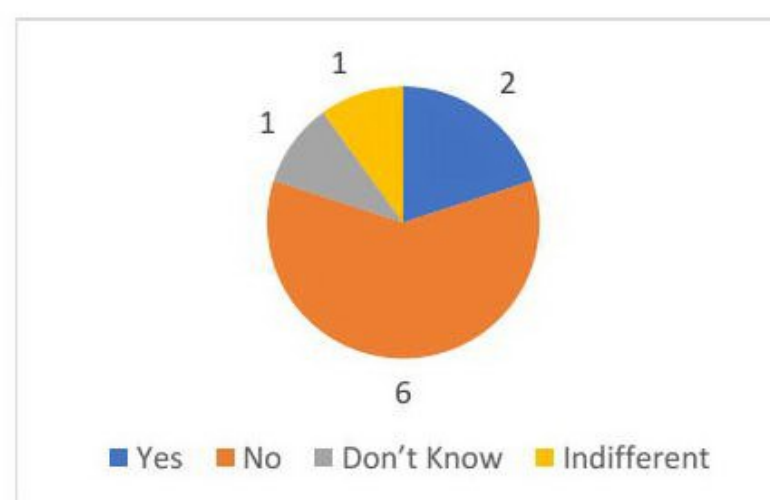
In total, 47 respondents registered their interest in a new home at Trafford Place during the public consultation. Those who registered their interest did not provide further comments on the plans. However, for the purpose of this document, their interest in a property has been interpreted as evidence of their support for the planning application.

4.5 Feedback received

All feedback forms and comments received via email and registers of interest have been compiled and the results are outlined below.

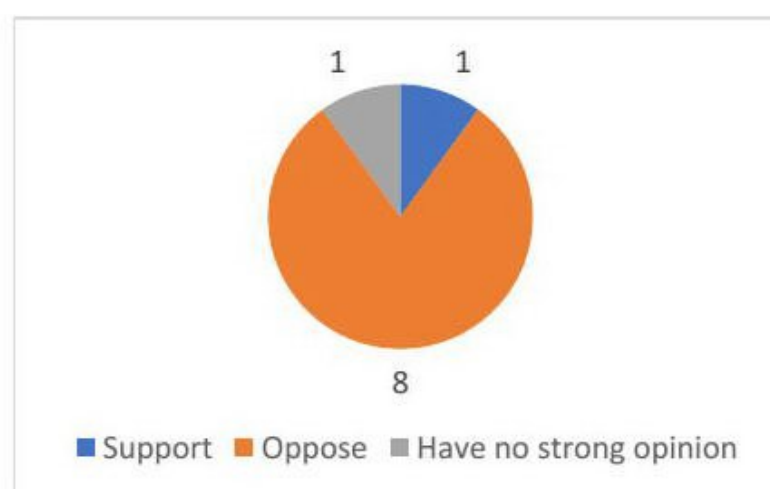
Question 1: Do you support new homes on this site?

Of the 10 respondents who answered this question, the majority (6) stated that they did not support new homes on this site. Two people stated that they support the plans, whilst one did not know and one was indifferent.



Question 2: Do you support the proposals for Trafford Place?

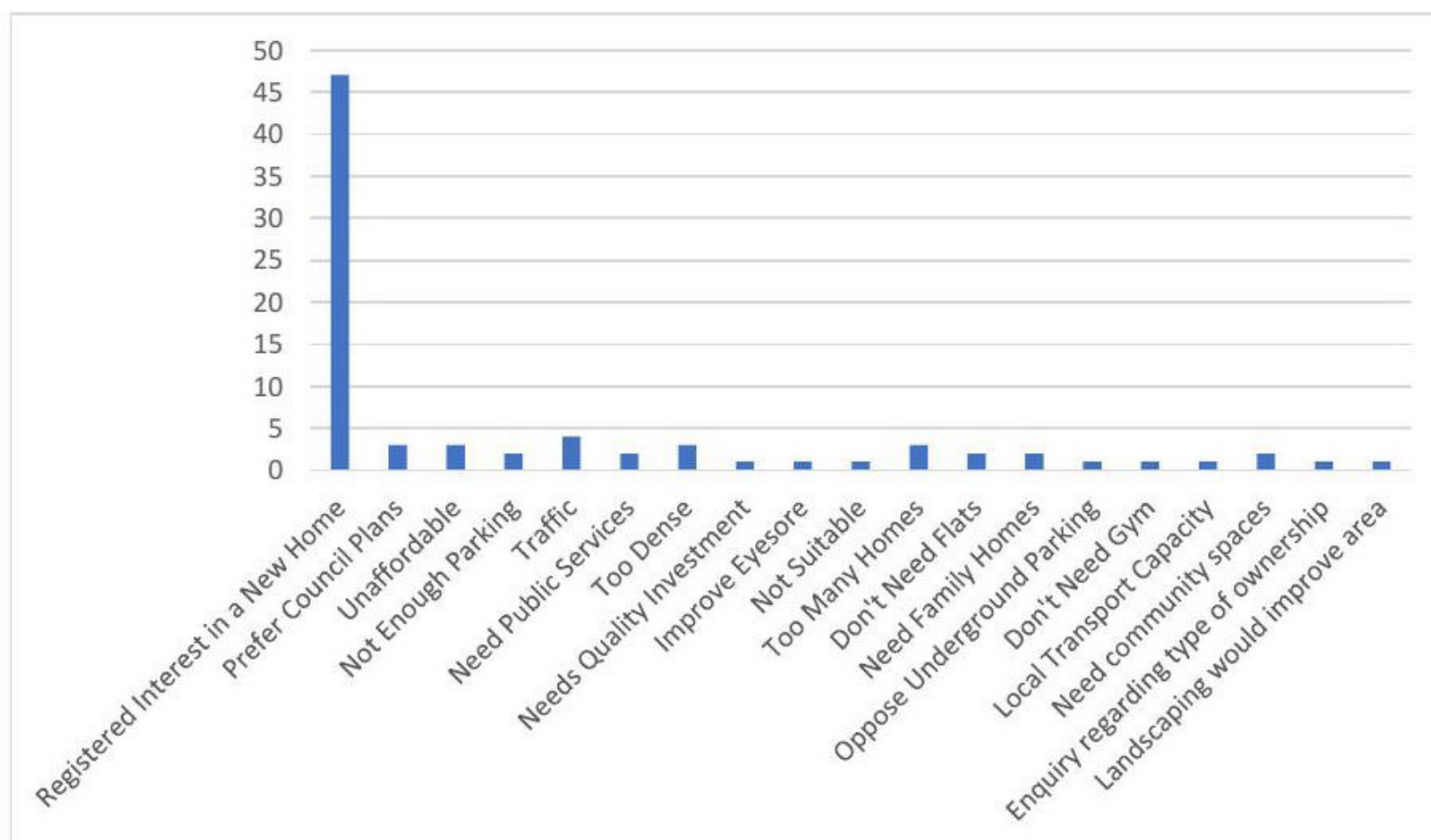
The majority of respondents to this question (8) did not support the proposals for Trafford Place, whereas one respondent stated that they supported the plans and one respondent did not have a strong opinion.



Respondents were asked to explain why in the next question.

Question 3: Please explain your answer

In response to this question, respondents could use their own words to state why they chose their answer to question 2. The final question also provided respondents with the opportunity to provide feedback in their own words and the below table is an amalgamation of all responses to questions one and four, along with all feedback provided by email.



The highest number of responses to this question was from those who registered their interest in a new home at Trafford Place, accounting for 47 responses overall. By their nature, these are indications of support for the proposals and also demonstrate demand for this type of new housing in the local area.

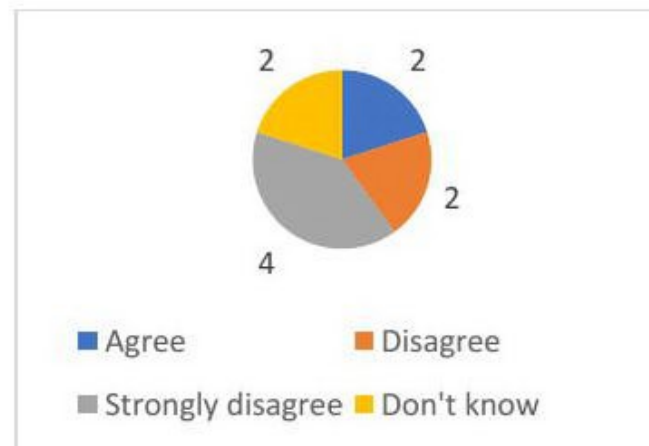
Other frequently raised comments received related to traffic (raised by four respondents), supporting Council's plans for the site (raised by three), the affordability of homes (raised by three), the density of the scheme (raised by three), and three respondents believe there are too many homes in the local area.

Comments raised by two respondents or less include:

- Comments relating to a perceived lack of parking provision included in the plans and opposition to underground parking;
- Concerns regarding the potential impact of the proposals on schools and GPs;
- Requests for community spaces to be included in the plans;
- Comments about the need for the need to invest in the local area and improve the site;
- Comments stating that the site is unsuitable for the development, Old Trafford does not need more flats but does need more family homes;
- A respondent stated that the local area does not need a gym;
- Concerns about the capacity of the local public transport system;
- An enquiry regarding types of ownership that could be offered; and
- Support for landscaping which would improve the site.

Question 4: To what extent do you agree that the proposal will deliver benefits to the local area

Two respondents agreed that the proposal will deliver benefits to the local area, whilst four respondents strongly disagreed, two disagreed and two did not know.



Question 5: What uses would you like to see provided in the development?

Uses suggested by respondents included:

- A gym;
- A library;
- A workshop for crafts and makers;
- Music rehearsal rooms;
- A café/coffee shop/restaurant;
- A new leisure centre;
- Social housing;
- Medical and education facilities;
- A community resources; and
- Improved access from Great Stone Road to Old Trafford tram stop.

Question 6: Please let us know if you have any other comments on our proposals

A small number of respondents provided additional feedback in response to this question. All comments and feedback provided have been included in the table on page 10 that summarises the most frequently raised comments.

4.6 Summary of comments

Support for the proposals

Registrations of interest in the homes to be provided at Great Stone Road were received from 47 respondents; a clear indication that there is demand for this type of residential accommodation the local area. None of those who registered their interest provided any additional comments.

Separately, supportive comments were received by an additional two respondents who used the online feedback form to outline their support for new homes on site.

Aspects of the proposals

Three respondents have suggested that the proposed scheme is too dense for the site and the local area.

Three respondents have cited their support for Trafford Council's plans for the site as the reason why they do not support these proposals.

Three respondents expressed concern that the properties will not be affordable for local people and three respondents believe that there is no need for homes to be built on this site as there are enough homes in the local area.

Two respondents suggested that a space for local community use should be included within the plans.

Impact of new homes

In relation to the impact of new homes on the wider area, four respondents cited concerns about the potential impact that the scheme could have on traffic in the local area. Two respondents did not think there was enough parking provided onsite for local residents.

Two respondents voiced concerns about the capacity of key services, such as schools and GPs.

5.0 RESPONSE TO FEEDBACK

Accrue (Forum) 1 LLP would like to thank everyone that has taken the time to respond to the public consultation. All feedback has been reviewed by the project team and a response to the most frequently raised comments and themes is provided below.

Support for the proposals

Those who registered their interest did not provide further comments on the plans. However, for the purpose of this document, their interest in a property has been interpreted as evidence of their support for the planning application. As such, Accrue (Forum) 1 LLP is encouraged that the number of registrations of interest in a new home at Trafford Place was higher than any other individual comment or issue raised during the consultation.

Aspects of the proposals

Density

The site is located in an inner urban area which benefits from excellent public transport connections, access to employment, leisure and services. The area has traditionally been a focus for higher density development. As an accessible urban site, it must play its role in delivering the density of new homes and other uses that can meet the area and borough's needs. Planning policy at all levels seeks sustainable development that makes the best use of brownfield resources.

The site lies at an interface between a higher density commercial area and lower density housing area. This provides great opportunity to the site. This has been embraced to create a scheme which is divided to both respect the housing, whilst also complement the larger scale commercial area. This is critical in enabling a development which makes best use of the site, enhancing the area's urban design whilst respecting neighbours.

Trafford Council Plans

Whilst we are aware that Trafford Council is currently consulting on the Civic Quarter Area Action Plan, which includes a large leisure centre and multi-storey car park on the site, we believe this site is best-suited for new homes; the Council's previous masterplans for the area have shown sites for a leisure centre either adjacent to UA92 or on the vacant Lancashire County Cricket Club land.

Affordability

The application proposes that 5% of the dwellings will be affordable. This equates to 16 dwellings out of the 333 proposed. This is in line with Trafford Council policy.

Local Community Space

The scheme includes ground floor spaces capable of being used by the community, including potentially medical or health care facilities.

Impact of new homes

Traffic

A traffic impact assessment has been undertaken in relation to the proposed development which concludes that the proposed development will not give rise to any significant impacts upon the operation of the local highway network.

The site is very well located to encourage the use of sustainable transport modes. It is well connected to an established network of pedestrian and cycle infrastructure, benefits from proximity to bus stops providing frequent services to Manchester city centre and is close to the Metrolink tram network via the Old Trafford tram stop. These will ensure that a high proportion of everyday trips generated by the proposed development can be made through sustainable transport modes.

More information can be found in the accompanying Transport Assessment.

Parking

The scheme includes 98 car parking spaces. Given the proximity of the site to public transport, the provision of cycle storage and the accessible location within an urban area, this level of car parking provision is considered to be appropriate for this development and accords with Trafford Council's maximum standards.

The Transport Assessment references how there is a growing trend, in urban areas in particular, for residents to live without the need to own a car, due to a number of factors including the increased costs of owning a car and improved alternatives. Parking spaces will be allocated and there will be no prospect of cars being permanently kept on-street.

A total of 400 cycle parking spaces will be provided within the site. These will be located within secure, covered cycle stores at lower-ground level, to ensure convenient access.

More information can be found in the Transport Assessment and Travel Plan.

Impact on schools and GPs

Accrue (Forum) 1 LLP appreciates that new and existing residents need access to well-performing schools and medical centre if the area is to remain a desirable place to live. The impacts of this scheme would be similar to any other residential proposals within the LCCC Quarter allocation of around 400 homes, or any future proposals within the proposed Civic Quarter allocation of 4,000 homes.

As mentioned previously, the ground floor spaces are capable of being used by the community, including potentially medical or health care facilities.

An Education and Health Capacity Assessment has been submitted to support the planning application which outlines the impact of the proposed development.

6.0 CONCLUSIONS

In bringing forward plans for Trafford Place, the development team has undertaken a comprehensive pre-application consultation in accordance with Trafford Council's Statement of Community Involvement, the Localism Act 2011, the National Planning Policy Framework and National Planning Practice Guidance. This has provided an opportunity for local community to learn about the plans and provide their feedback.

Accrue (Forum) 1 LLP and the development team would like to extend appreciation to all those who took part in the consultation process and provided feedback on the plans. The consultation resulted in just 65 responses, despite 900 letters being distributed locally, 3,239 visitors to the website and 1,835 people clicking through to the website via social media adverts.

Furthermore, the team has been encouraged by the number of people who have registered an interest in a new home at such an early stage of the planning process, which indicates a clear demand for this type of property in this location. During the consultation, more people expressed an interest in a new home than provided feedback relating to any one specific comment or issue.

Accrue (Forum) 1 LLP appreciates all feedback received regarding the impact of the proposals on neighbouring residents. Accrue (Forum) 1 LLP is confident that the suite of technical documents accompanying the planning application sufficiently address these concerns and show that the plans will not significantly impact adjacent properties. The plans have been through several design changes and iterations to ensure the site's potential is fully realised without negatively impacting on neighbouring properties.

This report reflects the views expressed by the local community during the public consultation and addresses the feedback received regarding the development. Moving forward, channels of communication will remain open so that the local community can contact the development team throughout the planning process.

Appendix A - Letters to members

ACCRUE (FORUM) 1 LLP

29 Curzon Street
LONDON W1J 7TL

Tel: 0207 864 3500

«AddressBlock»

20th February 2020

«GreetingLine»

Public Consultation | Former B&Q Site, Great Stone Road

Developer Accrue Capital is bringing forward revised plans for new high quality homes at the former B&Q site on Great Stone Road, Stretford. The purpose of this letter is to inform you of the revised plans and our recently launched public consultation.

The proposed mixed-use development, called 'Trafford Place' will deliver around 330 much-needed new homes. The scheme will include a mix of one, two and three bed properties as well as 98 car parking spaces, new public realm and ground floor units which may include a gym/fitness suite that is accessible to the public, a small retail unit and space for community uses.

Our plans refine those submitted to Trafford Council in 2019. Since then, we have considered feedback received from Trafford Borough Council, the public, interested stakeholders, and the Places Matter Design Panel. The new development is lower than our previous application and the designs have been amended to improve the layout and pedestrian access to the site.

Before a planning application is submitted to Trafford Borough Council, we are undertaking a public consultation on the plans.

The public and interested parties can view the plans and submit their comments by:

- Visiting our dedicated consultation website and complete a feedback form at www.traffordplace.com
- Phoning our community information line on 0333 358 0502 (weekdays, 9.00am – 5.30pm)
- Emailing our consultation team at traffordplace@havingyoursay.co.uk

To ensure that all feedback is considered, feedback must be submitted before 27 February 2020.

If you have any questions, please contact us on 0333 358 0502 or traffordplace@havingyoursay.co.uk.

Yours sincerely,



Guy Pearson-Gregory
Director
Accrue Capital

Appendix B – Leaflet and distribution area

Front

Trafford Place



Trafford Place is a proposed mixed-use development to be located on the former B&Q site on Great Stone Road, Old Trafford.

The proposals will bring greatly needed new homes to Old Trafford and regenerate a derelict brownfield site.



Back

What are the proposals?

Trafford Place will comprise around 330 1-, 2- and 3-bedroom apartments and new ground-floor community uses and public realm works.

As well as new homes, Trafford Place will provide a mix of complementary uses which may include a gym, small retail units and space for additional community uses.




The existing site



What happens next?

We are currently in the process of preparing a planning application to Trafford Council.

Before we submit, we have launched a public consultation so that we can take into account a range of local opinions on our proposals.

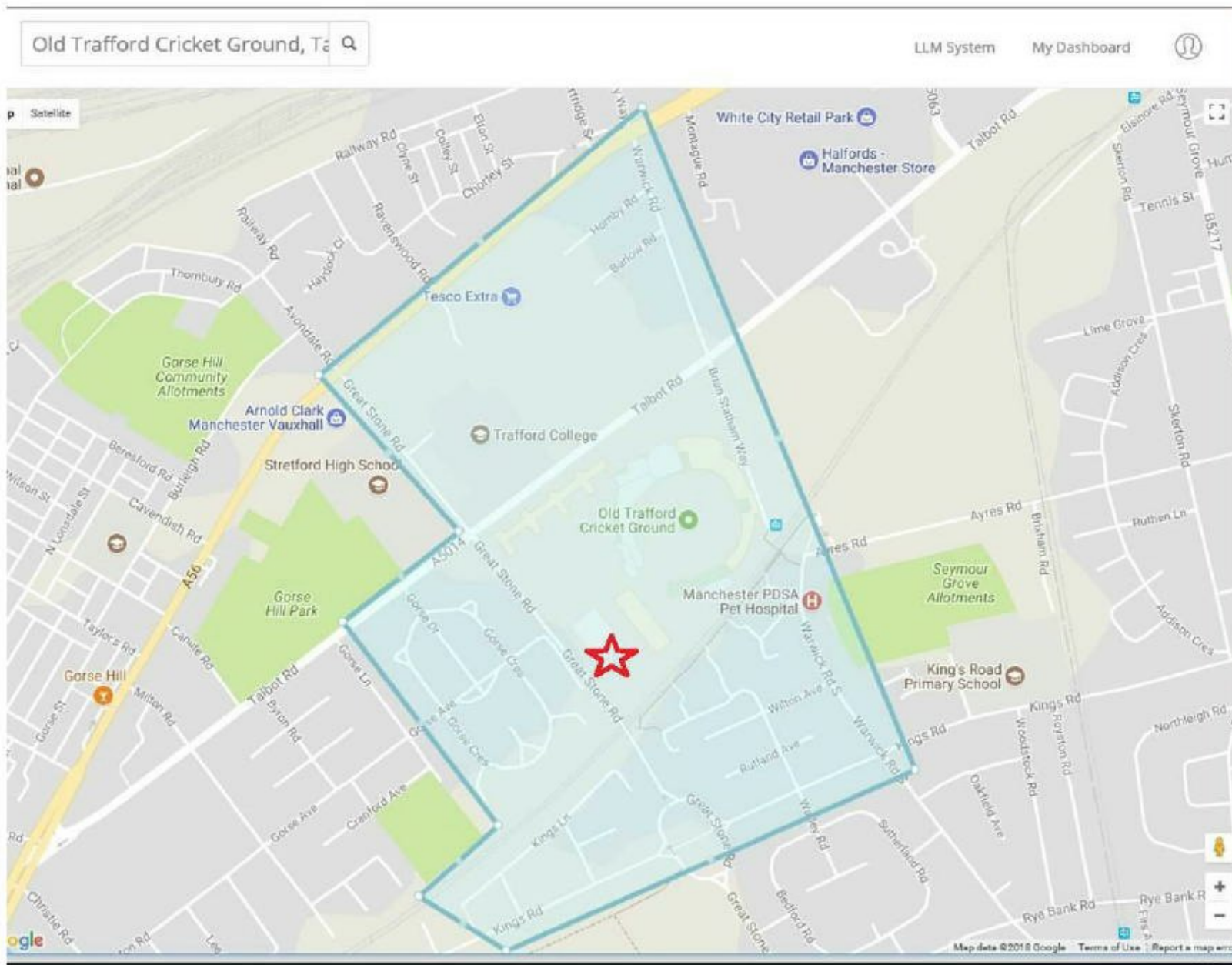
How can you have your say?

We would love to hear your views on the plans, as well as your thoughts on the potential ground floor uses.

Please visit www.traffordplace.com to find out more about the scheme and to complete the feedback form.

Alternatively, you can get in touch by email at traffordplace@havingyoursay.co.uk or by calling 0333 358 0502. The closing date for providing your comments is **27th February 2020**.

We look forward to hearing from you.



Appendix C – Consultation website

Home Page



[Home](#) [Our Vision](#) [Frequently Asked Questions](#) [Have Your Say](#)

Register Your Interest

If you are interested in a new home at Trafford Place, click the button to register

[Click here](#)

Trafford Place is a proposed new mixed-use development located on the old BAQ site on Great Stone Road.

The owner of the site, experienced property developer Accrue Capital, is working with local town planning consultancy, WSP | Indigo on the project, which will bring much-needed new homes to the Old Trafford area and regenerate a derelict brownfield site. The Council has designated the surrounding area as a Strategic Location for growth and development.

The proposed mixed-use development, called 'Trafford Place', will deliver around 330 much-needed new homes. The scheme will include a mix of one, two and three bed properties; on-site car parking located in the basement, out of sight from the street; new public realm; and ground floor units which may include a gym/fitness suite that is accessible to the public, a small retail unit and space for community uses.

Our plans build on those submitted to Trafford Council in 2019. Since then, we have considered feedback received from Trafford Borough Council, the public, interested stakeholders, and the Places Matter Design Panel. The new development is lower than our previous planning application, and the designs have been amended to improve the layout and pedestrian access to the site.

Before we submit our revised plans for the site, we are keen to hear from interested members of the public, including those who live and work in the local area on what they would like to be included in the scheme, as well as comments and suggestions on the information provided on this website.

Please do look through the information provided, which gives our vision of how we believe we can create a new residential quarter in Old Trafford that will deliver great benefits to the local area. Feedback can be provided via the contact form, or alternatively you can get in touch via email. We look forward to hearing your views.



Our Vision

[Home](#) [Our Vision](#) [Frequently Asked Questions](#) [Have Your Say](#)

Register Your Interest

If you are interested in a new home at Trafford Place, click the button to register

[Click here](#)

Data published in February 2020 shows that from 2016 to 2019, less than two-thirds of the homes needing to be built in Trafford were actually developed.

Our vision is to help change that, by delivering a residential scheme which will create around 330 new homes for the area, with a mixture of one, two and three-bedrooms.

As part of the development, we propose to include other facilities which will benefit the local area, including the provision of new public realm and ground floor units which may include a gym/fitness suite accessible to the public, small retail units and space for community uses.



Frequently Asked Questions

[Home](#) [Our Vision](#) [Frequently Asked Questions](#) [Have Your Say](#)

Register Your Interest

If you are interested in a new home at Trafford Place, click the button to register

[Click here](#)



– Who is Accrue Capital?

Accrue Capital is a property company whose top team has a collective industry experience in excess of 100 years. You can find out more about them [here](#).

Accrue is working alongside planning consultants, WSP | Indigo Planning and architects O'Connell East, both based in Manchester.

+ Why do you want to build new houses on this site?

+ Other than delivering new homes, what are the other benefits of the proposed scheme?

+ Is there any affordable housing?

+ What will be the impact on local transport and parking?

+ What are your thoughts on the current consultation on the Civic Quarter Area Action Plan?

Your Views

[Home](#) [Our Vision](#) [Frequently Asked Questions](#) [Have Your Say](#)

Register Your Interest

If you are interested in a new home at Trafford Place, click the button to register [Click here](#)

Have Your Say

Ahead of submitting a planning application to Trafford Council, we want to hear your views on our proposals. Your views are important to us and will help us to refine our plans.

There are a number of ways to have your say:

- Complete the feedback form to tell us your views
- Call us on our community information line 0133 358 0502 (Monday to Friday, 9.00am – 5.30pm)
- Email us at traffordplace@havingyoursay.co.uk

We look forward to hearing from you, but please ensure all feedback is provided by **Thursday, 27th February 2020** to make sure your comments can be taken into consideration.

As part of the planning process, your comments will be submitted with the wider planning application to the Local Authority. By submitting your comments, you agree that your details can be passed to Trafford Council.

First Name

Surname

Address

Email

Do you support the provision of new homes on this site?

- Yes
- Indifferent
- No
- Don't Know

Do you support the proposals for Trafford Place?

- Support
- Have no strong opinion
- Oppose

Please explain your answer

To what extent do you agree that the proposal will deliver benefits to the local area:


- Strongly agree
- Agree
- Indifferent
- Disagree



Appendix D – Social media adverts

TP Trafford Place Sponsored [Like Page](#)

Trafford Place will provide new homes and spaces for community use. It's an exciting project that will regenerate a brownfield site. You can view our plans in detail by clicking here and visiting our website.



Exciting Plans for Old Trafford


[Learn More](#)

20 562 Comments 311 Shares

[Like](#) [Comment](#) [Share](#)

TP Trafford Place Sponsored [Like Page](#)

We are bringing forward plans for 330 new homes in Trafford. You can view the plans and learn more about the proposals by clicking here.



Exciting Plans for Old Trafford


[Learn More](#)

20 562 Comments 311 Shares

[Like](#) [Comment](#) [Share](#)

TP Trafford Place Sponsored [Like Page](#)

Our new and exciting plans will bring much needed new homes to Old Trafford and regenerate the derelict old B&Q site. You can learn more about our proposals by clicking here and visiting our consultation website to have your say.



Exciting Plans for Old Trafford

[Learn More](#)

20 562 Comments 311 Shares

[Like](#) [Comment](#) [Share](#)