



Highways and Engineering Service

Economy and Environment

Consultation Response on behalf of Head of Highways and Engineering

Application: 24-00754-FUL

Date Received: 14 May 2025

Date of Response: 23 May 2025

PROPOSAL:

Change of use of the first and second floors of the existing commercial building from Use Class E to 4 self-contained residential apartments Use Class C3 and the erection of 7 x 3 bedroom dwellings on land immediately adjacent to the north

CONSULTATION REPORT:

The site is located adjacent to Milnrow Village Centre. Milnrow Centre is served by Metrolink and Bus Services. This is considered to be a sustainable location.

The traffic generated by a development of this nature is not expected to be problematic.

The access to the site is acceptable for private vehicles.

The parking provision is slightly over 100%. Given the sustainable location this is an acceptable level of parking provision.

No new highways are proposed as a result of this proposal.

No changes are proposed to the existing highways network.

We have some concerns regarding the servicing of this location from Delph Street given the narrow width of the road. The applicant should submit a refuse collection strategy for the consideration of the LA Waste Management Team.

There are no new road safety concerns as a result of this proposal.

AMENDMENTS TO CONSULTATION RESPONSE:

No amendments to report

OFFICER RECOMMENDATION:

We have no objections to this proposal subject to a condition regarding refuse collection for the approval of the LA Waste Management Team.

[HIGHWAYS SIGN OFF](#)

John Gillighan 23/05/2025