



Historic England

Mr Ryan Killeen
Rochdale Borough Council
Number One Riverside
Smith Street
Rochdale
OL16 1XU

Direct Dial: +447990339949

Our ref: P01559445

30 June 2025

Dear Mr Killeen

**T&CP (Development Management Procedure) (England) Order 2015
& Planning (Listed Buildings & Conservation Areas) Regulations 1990**

**LAND AT PARKFIELD HOUSE, MANCHESTER OLD ROAD, MIDDLETON, M24
4DY**

Application No. 23/00335/FUL

Thank you for your letter of 12 June 2025 regarding further information on the above application for planning permission. On the basis of this information, we offer the following advice to assist your authority in determining the application.

Historic England Advice

We welcome the revised proposals for this site, which are more in keeping with the design of the existing building.

Recommendation

Historic England has no objection to the application on heritage grounds. We consider that the application meets the requirements of the NPPF.

In determining this application you should bear in mind the statutory duty of section 72(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990 to pay special attention to the desirability of preserving or enhancing the character or appearance of conservation areas.

Your authority should take these representations into account in determining the application. If there are any material changes to the proposals, or you would like further advice, please contact us. Please advise us of the decision in due course.

Yours sincerely



SUITES 3.3 AND 3.4 CANADA HOUSE 3 CHEPSTOW STREET MANCHESTER M1 5FW

Telephone 0161 242 1416
HistoricEngland.org.uk

Historic England is subject to both the Freedom of Information Act (2000) and Environmental Information Regulations (2004). Any Information held by the organisation can be requested for release under this legislation.



Historic England

Louise Davies

Inspector of Historic Buildings and Areas

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