



National Highways Planning Response (NHPR 25-01) Formal Recommendation to an Application for Planning Permission

From: Bruce Parker (Head of Planning & Development)
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North West Region
National Highways
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To: Rochdale Borough Council

CC: transportplanning@dft.gov.uk
spatialplanning@nationalhighways.co.uk

Council's Reference: PL/2026/0699

Location: SUDDEN SERVICE STATION, MANCHESTER ROAD, ROCHDALE, OL11 3PT

Proposal: Demolition of the existing petrol filling station forecourt, canopy, kiosk and retail building and redevelopment of the site to provide a replacement petrol filling station comprising a sales building with convenience store, ancillary food-to-go counter, office, customer WC and ATM, fuel pump islands and canopy, 3 EV charging stations (serving 6 charging bays), parking and servicing areas to serve the petrol filling station and existing coffee shop, landscaping, engineering works and re-routing of the existing pedestrian link

National Highways Ref: NH/26/17910

Referring to the consultation on a planning application referenced above, dated 09th September 2026 in the vicinity of the A627M that forms part of the Strategic Road Network, notice is hereby given that National Highways' formal recommendation is that we:

- a) offer no objection;
- ~~b) recommend that conditions should be attached to any planning permission that may be granted (see Annex A – National Highways recommended Planning Conditions & reasons);~~
- ~~c) recommend that planning permission not be granted for a specified period (see reasons at Annex A);~~

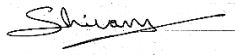
~~d) recommend that the application be refused (see reasons at Annex A)~~

Highways Act 1980 Section 175B is not relevant to this application.¹

This represents National Highways' formal recommendation and is copied to the Department for Transport as per the terms of our Licence.

Should the Local Planning Authority not propose to determine the application in accordance with this recommendation they are required to consult the Secretary of State for Transport, as set out in the [Town and Country Planning \(Development Affecting Trunk Roads\) Direction 2018](#), via transportplanning@dft.gov.uk and may not determine the application until the consultation process is complete.

The Local Planning Authority must also copy any consultation under the 2018 Direction to PlanningNW@nationalhighways.co.uk

Signature: 	Date: 14/09/26				
<table style="width: 100%; border-collapse: collapse;"><tr><td style="width: 50%; vertical-align: top;">Name: Shivam Sagwal</td><td style="width: 50%; vertical-align: top;">Position: Asst. Spatial Planner</td></tr><tr><td colspan="2" style="padding-top: 10px;">National Highways Piccadilly Gate Store Street Manchester M1 2WD</td></tr></table>		Name: Shivam Sagwal	Position: Asst. Spatial Planner	National Highways Piccadilly Gate Store Street Manchester M1 2WD	
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¹ Where relevant, further information will be provided within Annex A.

Annex A **National Highways' assessment of the proposed development**

National Highways has been appointed by the Secretary of State for Transport as a strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the Strategic Road Network (SRN). The SRN is a critical national asset and as such we work to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

Standing advice to the local planning authority

The Climate Change Committee's [2022 Report to Parliament](#) notes that for the UK to achieve net zero carbon status by 2050, action is needed to support a modal shift away from car travel. The NPPF supports this position, with paragraphs 77 and 110 prescribing that significant development should offer a genuine choice of transport modes, while paragraphs 109 and 115 advise that appropriate opportunities to promote walking, cycling and public transport should be taken up as part of a vision-led approach.

Moreover, the carbon reduction hierarchy (avoid-switch-improve) as set out in clause 4.3 of PAS2080:2023 promotes approaches and measures to minimise resource consumption and thereby reduce carbon emissions.

These considerations should be weighed alongside any relevant Local Plan policies to ensure that planning decisions are in line with the necessary transition to net zero carbon.