

Joshua Lee

From: Barry Bradley <bradleybuildingdesign@btopenworld.com>
Sent: 18 September 2024 08:20
To: Joshua Lee
Subject: RE: 140061/FO/2024 - 2 Ladybarn Crescent - Highways queries

ALERT This message originated outside of the Manchester City Council network. **BE CAUTIOUS** before clicking any links or opening any attachments. Please remember your Cyber Training and report anything suspicious.

Thanks Josh

Regards,

Barry

T: 01625 858244
M: 07989 326 039

From: Joshua Lee <Joshua.Lee@manchester.gov.uk>
Sent: 18 September 2024 07:21
To: bradleybuildingdesign@btopenworld.com
Subject: RE: 140061/FO/2024 - 2 Ladybarn Crescent - Highways queries

No worries - Thank you for the responses.

I will pass back to my highway's colleagues,

Thanks

Josh

Joshua Lee (he/him)
Assistant Planning Officer
Area Team

Planning, Building Control and Licensing
Growth and Development
Manchester City Council
PO Box 532
Town Hall Extension
Manchester
M60 2LA

Telephone: 0161 219 2851
Email: joshua.lee@manchester.gov.uk
[Planning and regeneration | Manchester City Council](#)

From: Barry Bradley <bradleybuildingdesign@btopenworld.com>
Sent: Tuesday, September 17, 2024 5:13 PM
To: Joshua Lee <Joshua.Lee@manchester.gov.uk>
Subject: RE: 140061/FO/2024 - 2 Ladybarn Crescent - Highways queries

ALERT This message originated outside of the Manchester City Council network. **BE CAUTIOUS** before clicking any links or opening any attachments. Please remember your Cyber Training and report anything suspicious.

Hi Joshua,
I apologise for the delay in reply, been away.
Please see my answers in red below.
Thanks

Regards,

Barry

T: 01625 858244
M: 07989 326 039

From: Joshua Lee <Joshua.Lee@manchester.gov.uk>
Sent: 13 September 2024 09:54
To: bradleybuildingdesign@btopenworld.com
Subject: 140061/FO/2024 - 2 Ladybarn Crescent - Highways queries

Hello,

I am the case officer assigned to the above case.

I have received the initial comments from my highway's colleagues, and they have some further questions

1. It would be useful to understand whether the 5no. garage spaces will be used by 5 different residents/flats? **The 5 garages used for four existing flats designated to each flat on a permanent basis i.e. 3 would have one and 1 of them two**
 - a. If there are more apartments than garage spaces proposed, further information is sought on how the garage spaces will be allocated to apartments? Will this be on a first-come first serve basis? **No, designated at the time of letting which apartment has which. But the proposal is only for covered parking, there are numerous opportunities for external parking on the site**
2. The Proposed Plan demonstrates that each garage space has a dimension of 2.4m x 5.95m. Each garage space appears to accommodate a vehicle for parking. Can the applicant clarify if separating walls are present internally between each garage space? **No separating walls indicated or required/intended**
3. The application form acknowledges that the site has 40no. existing car parking spaces which is to be retained. Further clarification is required from the applicant whether the proposed single storey building will affect the existing vehicle parking arrangements associated with the site. **There will be no shortage of parking for the four flats, 40 carparking spaces are clearly not required for those flats (or anybody else), the application form was answered in the light of what is available, it would never be required anywhere near that level**

Can you respond to these questions and return.

Thanks

Josh

Joshua Lee (he/him)
Assistant Planning Officer
Area Team

Planning, Building Control and Licensing
Growth and Development
Manchester City Council
PO Box 532
Town Hall Extension
Manchester
M60 2LA

Telephone: 0161 219 2851

Email: joshua.lee@manchester.gov.uk

[Planning and regeneration | Manchester City Council](#)



This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender, or dpo@manchester.gov.uk, and then permanently delete the email, attachments and all copies.

The full text of the Council's email disclaimer is available at: www.manchester.gov.uk/emaildisclaimer.

Your personal data is very important to us. Please refer to our privacy notice at: www.manchester.gov.uk/privacy for further information.

This footnote also confirms that this email message has been swept for the presence of computer viruses.

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender, or dpo@manchester.gov.uk, and then permanently delete the email, attachments and all copies.

The full text of the Council's email disclaimer is available at: www.manchester.gov.uk/emaildisclaimer.

Your personal data is very important to us. Please refer to our privacy notice at: www.manchester.gov.uk/privacy for further information.

This footnote also confirms that this email message has been swept for the presence of computer viruses.
