



Memorandum

To Katie Raw

From Syed Rahi

Date 8 October 2024

Subject **140816/FH/2024**

**Single storey side extension, first floor and single storey rear extension,
rear dormer roof extension and associated boundary treatment**

We have reviewed the above application in relation to highways and our comments are as follows:

CONTEXT

The application seeks consent for the erection of a single storey side extension, first floor and single storey rear extension, rear dormer roof extension and associated boundary treatment at 28 Blackwin Street, Manchester, M12 5LD.

The site is located adjacent to the adopted 20mph Blackwin Street, with adoption extending to the back of the footway.

All Saints Primary School is located to the southwest of the site. There are school entrance marking with 'No Stopping Monday - Friday 8am-5pm' along the southern side of Blackwin Street.

There is an alleyway to the east and northeast of the site which can be accessed from Blackwin Street.

There is also another existing alleyway to the north of the site which can be accessed from Blackwin Street.

HIGHWAYS RESPONSE

The proposal involves a single storey side extension, part two storey rear extension and a loft conversion dormer extension.

As previously mentioned, there is an existing alleyway off Blackwin Street to the east and northeast of the site. Following a review of the land registry, it indicates that the land (alleyway) falls under the ownership of the applicant.

Proposed Plans indicate that a new boundary treatment is to be provided and that the proposed extension is to extend onto the alleyway. This appears to block access to the alleyway.

Can the applicant confirm that the rear of property No. 50 off Blackwin Street and property No. 1,3, 5 and 7 off Laurence Close have any access rights in place to utilise the alleyway?

It is noted that the existing car parking arrangement will not be affected by the proposed works.

Highways Reference: 16204/FO/2024