



Memorandum

To Katie Raw

From Syed Rahi

Date 12 March 2024

Subject **139047/FH/2024**

Erection of single storey rear extension together with a single storey outbuilding to the rear for ancillary use, and retention of paving to front amenity space

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 single storey rear extension together with a single storey outbuilding to the rear for ancillary use, and retention of paving to front amenity space at 23 Borland Avenue, Manchester, M40 3LZ.

The site is located adjacent to the adopted Borland Avenue, with adoption extending to the end of the footways.

HIGHWAYS RESPONSE

The proposed development extends only within the red-line boundary of the site and as such, does not impinge upon the adopted highway.

PARKING AND ACCESS:

There is no on-site car parking associated with the development and as such, all vehicular demands associated with the site are anticipated to contribute to the level of vehicles parked on-street.

However, it appears that an informal driveway is being created therefore dropped kerbs will be required. Can the applicant confirm that an on-site car parking will be provided?

The new access off Borland Avenue will need to be built in accordance with MCC construction standards under a Section 184 vehicle crossing licence/agreement which will need discussion and agreement with the council's Highways Applications and Network Resilience teams via Contact Manchester (Tel. 0161 234 5004). This will be funded at the applicant's expense.

Highways Reference: 15443/FO/2024