MANCHESTER CITY COUNCIL

Development Management
Citywide Support (Highways)

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Hammerstone Road Depot,
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Memorandum

To	Michael Pearson
From	Leanne Chapman
Date	11 January 2024
Subject	**138882/P14J/2023** **Prior approval for the installation of solar panels to roof**

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

CONTEXT
The application seeks consent for Prior approval for the installation of solar panels to roof at YMCA & Castlefield Hotel, Liverpool Road, Manchester, M3 4JR.

The site is located adjacent to the adopted highway of Liverpool Road, in the ward of Deansgate. The car park entrance to the site is located on the unadopted highway Potato Wharf. Traffic restrictions in the form of 'No Waiting at anytime' and 'No Loading at anytime' are in place on the junction of Liverpool Road and Potato Wharf.

The site is within the City Centre Controlled Parking Zone which limits parking for up to two hours with no return within the hour, Mon - Sun, 08:00 - 20:00 in designated bays. The streets surrounding the site have a 20mph speed limit in place.

HIGHWAYS RESPONSE

Highways have no objections regarding the proposed installation of solar panels to the roof at YMCA & Castlefield Hotel, which will be sited only within the curtilage of the site and will not impinge onto the adopted highway.

It is understood that the proposals will be contained within the private boundary of the site and will not have an impact on the approved pedestrian/vehicular access via Potato Wharf, circulation or the external highway network.

Highways recommends continual monitoring and management of parking demands, this is in order to ensure there is no adverse impact generated on the highway network during construction from any loss of car park spaces. Sustainable travel to and from the site should be fully endorsed for both staff and visitors to the site.

Detail should be sought from the applicant in relation to any proposed construction, or fit-out arrangements, where there is an impact on the highway.

The applicant should be advised that any requirements for licensing, hoarding / scaffolding, skips and any associated temporary traffic management arrangements will need discussion and agreement with the council's Highway Applications and Network Resilience teams via Email --highwaylicences@manchester.gov.uk highwaynetworkmanagement@manchester.gov.uk

Highways Reference: 15321/FO/2024