



Memorandum

To Robert Griffin

From [REDACTED]

Date 26 September 2025

Subject 143413/FO/2025

Change of use of former university playing fields to community woodland and meadow.

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

HIGHWAYS RESPONSE

- o It is requested that a Transport Statement/Note is provided and include information on:
 - o Existing trip generation
 - o Proposed trip generation (note that events are proposed at the site)
- o Commentary should be included on the likely number of events, anticipated number of attendees and how traffic/pedestrian footfall will be managed i.e. events management strategy / car park management etc.
- o Existing parking arrangements
- o Proposed parking arrangements
- o Commentary of available on-street parking within proximity to the development - noting school pick-up/drop-off times and weekend events at the adjacent Longford Park.
- o Existing cycle parking
- o Proposed cycle parking
- o Existing refuse and servicing strategy
- o Proposed refuse and servicing strategy

TRIP GENERATION AND JUNCTION CAPACITY:

- o It is requested that information relating to the existing trip generation is provided.
- o It is also requested that information relating to proposed trip generation associated with community events / university visits / school visits is provided.

SITE ACCESSIBILITY:

- o The site is well accessed by sustainable modes.

- o Regular bus services and Metrolink services are available within walking distance of the site.

PARKING AND ACCESS:

Parking:

- o Noted that the community group intends to run community events and work with universities, libraries etc.
- o It is requested that information relating to proposed parking arrangements is provided.

Access:

- o The Planning Statement notes 5 access points are in place.
- o 3 via Longford Park
- o Access from Rye Bank Road and Longford Road.

CYCLE PARKING:

- o It is requested that details of any existing / proposed cycle parking arrangements are provided.

REFUSE AND SERVICING:

- o Request confirmation on whether bins are in place within the playing field.
- o If so how are these collected?
- o Request confirmation on whether the community woodland and meadow will have bins in place throughout the site.
- o If so information should be provided on how often waste will be collected, how the site will be accessed and where the vehicle will park.

EVENT MANAGEMENT STRATEGY:

- o Recommend monitoring of parking demands is recommended in order to ensure no adverse impact is generated from the development when fully operational.
- o It is recommended that an Events Management Strategy is conditioned to any consent of the application to include the following:
 - o Marshalls during large events both on and off-site;
 - o Appropriate signage;
 - o Segregated areas for use by taxis and minibuses.
- o Sustainable travel to and from the site should be fully endorsed for both staff and visitors to the site.

CONSTRUCTION MANAGEMENT:

- o The applicant is advised that any requirements for licensing, hoarding / scaffolding and any associated temporary traffic management arrangements will need discussion and agreement with the council's Highways Applications and Network Resilience teams via Contact Manchester (Tel. 0161 234 5004) Email -highwaylicences@manchester.gov.uk.

Highways Reference: 17537/FO/2025

