



## PLANNING CONSULTATION RESPONSE

<b>Application No</b>	2025/1032
<b>Proposal</b>	Single storey side extension and dropped kerb
<b>Address</b>	102 Manchester Road, Thurlstone, Sheffield, S36 9QW
<b>Date of Consultation Reply</b>	25/03/26
<b>Consultee</b>	Highways DC

### Consultation Assessment and Justification

The proposal would create a permanent storage space adjacent to the dwelling and also formalise an off-street parking space by installing a dropped kerb to allow access off Manchester Road.

An application to install a driveway at a nearby property was refused in application no. 2023/0638 with the reason for refusal being that “the proposed parking spaces are positioned off a main road with insufficient turning facilities within the site to allow vehicles to enter and leave the parking area in forward gear alongside limited intervisibility for future users of the parking area and other road users on the Westerly and Easterly approach to the site. Consequently, the proposed parking arrangement would lead to conflict with the free flow of traffic on the classified road to the detriment of highways safety, contrary to Local Plan Policy T4: New Development and Highway Safety”.

The applicant in the 2023 applicant cited this property's unapproved parking space when trying to justify the work. However, it was correctly highlighted that this hard surfacing had not been granted permission and that vehicles were crossing the footway illegally.

Highways DC officers would expect internal turning to be provided off a classified road to allow vehicles to enter and exit the highway in a forward gear. It was noted in 2023 that “On both the easterly and westerly approaches to the site, visibility is obscured due to on street parking and alignment of the carriageway. In some situations, the access would be completely concealed from view. Due to the prevalence of on-street parking in the area, it is necessary for cars travelling east along Manchester Road to encroach into the opposing carriageway lane to pass parked vehicles for considerable lengths and those travelling in a westerly direction to be aware of this and potentially give way to oncoming traffic. There is also a bus stop opposite and to west slightly of the site. Furthermore, the footway reduces in width significantly, directly adjacent to the property, which could result in pedestrians having to step out into the carriageway. All of these factors result in drivers having to be very aware of their already busy surroundings and the introduction of an obscured vehicular access that subsequently does not meet the required minimum standards, gives rise to serious road safety concerns”.

These concerns remain, and HDC officers would therefore not wish to see this hard-surfaced area formalised as a parking space for the above safety reasons and so as not to set a precedent of providing substandard off-street parking facilities on this busy, A-classified road. Objection is therefore raised on highway safety grounds.

	<b>OBJECT</b>
<b>Consultation Suggested Conditions:</b>	
N/A	
<b>Consultation Informative(s):</b>	
N/A	
<b>Planning Obligations required:</b>	
N/A	