

Consultee Comments for Planning Application 17239/23

Application Summary

Application Number: 17239/23

Address: 172 Tonge Moor Road Bolton BL2 2HN

Proposal: CONVERSION OF EXISTING DWELLINGHOUSE INTO AN 8 NO. BEDROOMED HOUSE OF MULTIPLE OCCUPANCY (HMO) (SUI GENERIS) TOGETHER WITH THE ERECTION OF A TWO STOREY REAR EXTENSION, LOFT CONVERSION, ROOF LIGHTS AND REAR DORMER EXTENSION.

Case Officer: Planning Control

Consultee Details

Name: Highways Engineering

Address: Paderborn House, Bolton BL1 9TA

Email: Not Available

On Behalf Of: Highways And Engineering Development

Comments

17239/23/ SB

Same comments as previous application 15417/23.

From experience HMO use normally lends itself to a demographic with low car ownership. The property's location could be considered reasonably accessible to sustainable modes of transportation and the town centre of Bolton and surrounding amenities. This would provide an additional justification in support of the lack of off-road parking associated with the change of use from a transport/highway's perspective. Acting on the above comments/observations and the existing use associated with the property, the Local Highway Authority would struggle to provide a reasonable objection to what is being proposed under this application.