

**Consultation Response from KC,
Highways Development Management****2024/91777 Amal Solicitors Ltd, 83, Bradford Road, Fartown, Huddersfield, HD1 6DZ****Change of use from office (A2) (Class E) to one dwelling (Class C3) (Listed Building)****Date Responded:** 12th August 2024**Responding Officer:** C Dows**Responding Ref:** K5-8NW/27**Recommendation – No Objection**

The application seeks a change of use from office to a single dwelling. Between March 2010 and March 2017, the property was used as offices by a firm of solicitors, since March 2017 when the solicitors closed the property has been empty. Prior to its use as offices the property operated as a residential hostel. The property forms part of a terraced block of three properties, numbers 83, 85 and 87 Bradford Road, numbers 85 and 87 are currently in use as houses in multiple occupation.

The property has no vehicular access, or off-street parking provision, some on-street parking is available on Bradford Road in the vicinity of the site. As with neighbouring properties fronting Bradford Road waste collection and servicing takes place directly from Bradford Road.

Bradford Road is a high frequency bus corridor with bus stops within convenient walking distance of the site, Huddersfield railway station is around 900m walking distance from the site. There are a number of shops and other amenities in the locale. From a transport perspective the site is considered accessible and sustainable.

In terms of traffic generation, the proposed change of use to a single dwelling is considered beneficial, removing the existing office use, which it is considered if brought back into use, would likely have greater traffic generation potential than a single dwelling.

Highway Development Management have no objection to the proposal, no specific highway conditions are considered necessary.