

BURY COUNCIL
DEPARTMENT FOR OPERATIONS

REF NO: 21/099

FROM: Head of Engineering

TO: Head of Development Management

Planning Application No: 66697

Location: Land at Hutchinson's Goit, Bury Road, Radcliffe

Development: Construction of an earth embankment approximately 37m in length which will raise the ground level to 71.9mAOD. Erection of a concrete step 200mm in height raising the ground level to 71.77mAOD. Installation of two 8mm weathering plates at the upstream face of Hutchinson's Goit culvert.

RECOMMENDATION

I recommend that any planning permission given shall include the following conditions:

1. No development shall commence unless and until a dilapidation survey of the footways and carriageways leading to and abutting the proposed site in the event that subsequent remedial works are required following construction of the development have been submitted to and agreed with the Local Planning Authority. Any required remedial works shall be implemented to an agreed scope, specification and programme and to the written satisfaction of the Local Planning Authority.
2. The site access arrangements, measures and facilities detailed in the approved 'Traffic Management Plan – Radcliffe & Redvales FRMS Phase 2' dated 31/01/22 along with measures to ensure that all mud and other loose materials are not carried on the wheels and chassis of any vehicles leaving the sites and measures to minimise dust nuisance caused by the operations, shall be adhered to throughout the construction period.

Reasons

1. To ensure good highway design and to maintain the integrity of the adopted highway/highway structure.
2. To mitigate the impact of the construction traffic generated by the proposed development on the adjacent residential streets, ensure adequate off street car parking provision and materials storage arrangements for the duration of the construction period and that the adopted highways are kept free of deposited material from the ground works operations, in the interests of highway safety.

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Comments and Observations

1. This recommendation relates to the supplementary information received by this Section on 31 January 2022. (N025 Amended)
2. The applicant's attention is drawn to the need to consult the Department for Operations regarding the implementation of the proposed traffic management measures on the adopted highway and specification for and implementation of any required highway remedial works. The cost of all works will be the responsibility of the applicant. (N004 Amended)

Date: 01 February 2022

Signed:

A handwritten signature in black ink, consisting of a stylized 'X' followed by a large, sweeping loop that ends in a small horizontal dash.

Head of Engineering

HIGHWAYS ASPECTS ONLY