

BURY COUNCIL
DEPARTMENT OF OPERATIONS

REF NO: 25/163

FROM: Head of Engineering

TO: Head of Development Management

Planning Application No: 71908

Location: Shoulder Of Mutton, Holcombe Village, Bury, BL8 4LZ

Development: Erection of 2 No. timber framed gazebos over part of existing external seating area with new ramped access and stepped access

RECOMMENDATION

I recommend that this planning application be refused

Reasons

1. The proposals would result in the creation of sub-standard egress arrangements at an already hazardous location on the highway network in close proximity to both the existing B6214 Helmshore Road/Chapel Lane junction and the priority give-way at Lumb Carr Road and through an existing outside seating area, which would be detrimental to road and pedestrian safety.
2. The proposed alterations at the interface between the site and the existing kerbline on Holcombe Village would result in an unacceptable adverse impact on the integrity of the adopted highway.

Comments and Observations

Date: 22 July 2025

Signed: **A Southgate**
(pp) Head of Engineering

HIGHWAYS ASPECTS ONLY