

Northern Gateway



Delivering a nationally significant employment-led development in Greater Manchester

CLIENT

Northern Gateway Development Vehicle LLP (joint venture between Russell LDP and Harworth Group)

LPA

Cross Boundary – Bury Council and Rochdale Borough Council

STATUS

Ongoing

SERVICES

Planning, Design, Heritage and Townscape, Economics, Sustainability and ESG, EIA, Creative Design

Our role

- We are appointed by the Northern Gateway Development Vehicle LLP (NGDV) to facilitate the delivery of Northern Gateway - a nationally significant and strategically important employment-led development. The site is allocated within the Places for Everyone Joint Development Plan (Pfe), capable of delivering 1.2 million sq m of employment (B2/B8) floorspace, and straddles the administrative boundaries of Bury and Rochdale.
- We are providing Planning, EIA, Design, Heritage & Townscape, Economics and Sustainability & ESG services to the NGDV in respect of a forthcoming application for outline planning permission for the first phase of development at Northern Gateway.
- Our Heritage & Townscape, Economics and Sustainability & ESG teams are also advising the NGDV on a related allocated site to the south of the M62, which will deliver around 1,550 dwellings and a range of supporting infrastructure.

Results

- We are working with Bury Council and Rochdale Borough Council to prepare a Development Framework for the Northern Gateway opportunity. Following consultation, the Development Framework will be adopted by both councils as a Supplementary Planning Document and will be used to guide all future planning applications relating to the site.
- The scale and location of the site will help to deliver inclusive growth across the city region and significantly boost the competitiveness of the northern parts of Greater Manchester. The site is one of few opportunities in the UK that can support a 'giga-scale plus' opportunity.