
Meeting: Delegated Decisions by the Executive Member for Community Services on Traffic Regulation Orders

Date: 4 February 2016

Subject: Proposed Signal Controlled Crossing - Churchill Way, Shefford

Report of: Paul Mason, Head of Highways

Summary: This report seeks the approval of the Executive Member for Community Services for the implementation of a signal controlled crossing in Churchill Way, Shefford

Contact Officer: Nick Chapman
nick.chapman@amey.co.uk

Public/Exempt: Public

Wards Affected: Shefford

Function of: Council

CORPORATE IMPLICATIONS

Council Priorities:

The proposal will improve road safety by lowering vehicle speeds on this length of road.

Financial:

These works are developer funded under a S278 agreement for the construction of 85 houses in Shefford by Bovis Homes

Legal:

None from this report

Risk Management:

None from this report

Staffing (including Trades Unions):

None from this report

Equalities/Human Rights:

None from this report

Community Safety:

The proposal will improve road safety for all road users.

Sustainability:

None from this report

RECOMMENDATION(S):

- 1. That the proposal to introduce a signal controlled crossing in Churchill Way be implemented.**

Background and Information

1. Under a Section 278 agreement completed between Bovis Homes and Central Bedfordshire Council for the construction of 85 dwellings in Shefford, off Ivel Road, the developer is to provide a signal controlled crossing point in Churchill Way between Kingfisher Road and Roosevelt Avenue.

This is 'In the interest of pedestrian safety, and to comply with policy DM3 of the Central Bedfordshire Core Strategy and Development Management Policies'

2. It is a requirement under Section 23 of the Road Traffic Regulation Act 1984 that proposals to introduce pedestrian crossings be advertised by public notice and this was undertaken on 7th December 2015.
3. Such notices do not comprise Traffic Regulation Orders and as such there is no requirement for any representations received to be considered prior to introducing the crossing. It has however been the custom and practice of Central Bedfordshire Council to treat any objections to pedestrian crossing notices as if they were objections to a Traffic Regulation Order and to consider them at the Delegated Decisions meeting where the public are permitted to speak.

Representations and Responses

4. One representation has been received. It is not an outright objection, but expresses concerns regarding the appropriateness of the crossing and the effect of the crossing both on amenity and value of the property..

The text of the representation is attached as Appendix C

5. Central Bedfordshire Highways response is that whilst the concerns of the resident are understood this is a crossing that has been considered necessary as part of the planning consent for the development of the houses to facilitate safe movement of pedestrians.

Should there be any intrusion on amenity due to the noise of the crossing itself then it is possible for the audible warning to be reduced in volume or replaced with a revolving cone.

6. Bedfordshire Police have offered no comment or objection to the proposal.

Conclusion

7. It is recommended that the developer be instructed to implement the crossing as advertised.

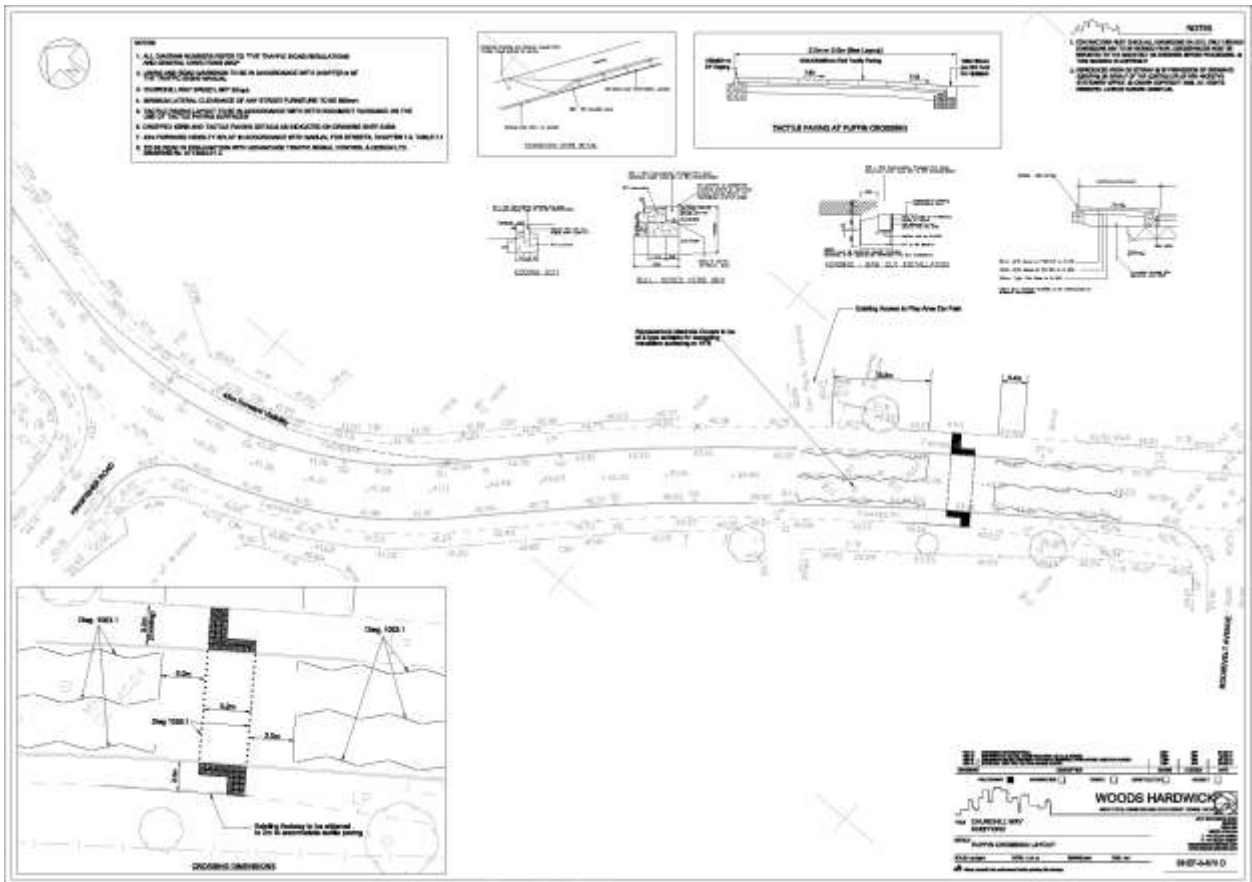
Appendices:

Appendix A – Drawing of Proposal

Appendix B – Public Notices of Proposals

Appendix C – Objections and Representations

Appendix A





PUBLIC NOTICE

ROAD TRAFFIC REGULATION ACT 1984 – SECTION 23

PROPOSED PEDESTRIAN CROSSING – CHURCHILL WAY, SHEFFORD

NOTICE IS HEREBY GIVEN THAT CENTRAL BEDFORDSHIRE COUNCIL, in exercise of its powers under Section 23 of the Road Traffic Regulation Act, 1984 and all other enabling powers, proposes to establish a signalised puffin pedestrian crossing, including its associated zig-zag markings, in Churchill Way, Shefford. These works are part of a wider scheme to improve pedestrian and cycling facilities.

A Signalised (Puffin) Pedestrian Crossing is proposed to be sited at the following location in Shefford:-

Churchill Way, at a point approximately 37 metres north-west of its junction with Roosevelt Avenue.

Further Details a drawing may be examined during normal office at the address shown below; viewed online at www.centralbedfordshire.gov.uk/publicstatutorynotices or tel. 0845 3656116.

Comments should be sent in writing to the Transportation Manager, Central Bedfordshire Highways, Woodlands Annex, Manton Lane, Bedford MK41 7NU or e-mail centralbedsconsultation@amey.co.uk by 23 December 2015.

Priory House
Monks Walk
Chicksands
Shefford SG17 5TQ

Marcel Coiffait
Director of Community Services

7 December 2015

Appendix C

Proposed Pedestrian Crossing – Churchill Way, Shefford.

May I take the opportunity to thank you for your letter dated 7th December 2015 with reference to the proposed pedestrian crossing in Churchill Way, Shefford. May I take this opportunity to say I am totally supportive of speed calming on this stretch of road and having worked within road safety; applaud the commitment to ensure the public can cross Churchill Way safely.

The proposed site for this cross is directly behind my property which will be visible from both the upstairs and downstairs windows of my property. In addition, research suggests:

- Puffin crossings are an expensive crossing type
- Pedestrians must wait for the signal before crossing. It may take considerably less time to cross at a Zebra crossing
- Pedestrians may walk into the road when the signal changes without checking vehicle traffic has come to a complete stop
- May be less attractive than other crossing types, which are less obtrusive in smaller streets with narrow pavements
- Other pedestrians may obscure the view of the pedestrian crossing light located on the nearside of the road
- Expensive to maintain

I have spent considerable money upgrading my property in order to be able to enjoy the property and the garden before it is sold. There is already one street light at the rear which lights the garden (I was aware of this when I purchased the property) but I would not buy it with a view of a crossing from my upstairs windows. The lights will be clearly visible from my property and my garden in dark summer evenings when I would intend to be outside.

As a shift worker, I am also aware that there will be a noise implication meaning to sleep during the day with windows open is no longer going to be an issue. The anti-social use of vehicles and the speed at which they pass is already a problem and the noise matters will be exasperated by the use of this crossing. The slowing and queuing of traffic outside my rear garden will be problematic.

I note the intention to widen the footpath. The fence at the rear of my property has already been damaged by local youths and I am incredibly uncomfortable with the possibility of people loitering at the location. I object to this crossing primarily because of the noise and financial impact this will have on my home address. I am confident that the introduction of such a crossing will de-value the property or dissuade future buyers from purchase. As a result, whilst supporting any road safety initiative I believe this comes at a significant cost for me.

I would welcome an opportunity to discuss and demonstrate the above by means of a personal meeting at my home address where I hope an expeditious and mutually beneficial agreement can be reached.