

Report of the Director of Regeneration and Culture to the meeting of Shipley Area Committee to be held on 28 June 2017.

B

Subject:

A single objection received to the proposed Traffic Regulation Order (TRO) to introduce waiting and loading restrictions on a section of A65 Bradford Road, Menston, within the vicinity of the newly built Sainsbury's Express Store.

Summary statement:

This report considers a single objection to the TRO to introduce waiting and loading restrictions on A65 Bradford Road, Menston, within the vicinity of the Sainsbury's Express Store.

It is recommended:

- That the objection to the proposals (as shown in Drawing No. TDG/THN/103126/CON-1C and attached to this report as Appendix 1) be overruled, and that the Order be sealed and implemented as advertised.
- That the objector be advised accordingly.

Ward 26 - Wharfedale

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(Place)

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Overview & Scrutiny Area:
Environment and Waste Management



City of Bradford
Metropolitan District Council



1. SUMMARY

- 1.1 Consideration of one objection received to a proposed Traffic Regulation Order (TRO) to introduce waiting and loading restrictions on A65 Bradford Road, Menston, within the vicinity of the recently built Sainsbury's Express store.

2. BACKGROUND

- 2.1 A condition of the planning approval associated with the Sainsbury's Express Store on A65 Bradford Road, Menston, was that the developer promote and fund a traffic management measures package to minimise the potential impact of the development in the area.
- 2.2 The traffic management package within the vicinity of the Sainsbury's Express Store consisted of a signal puffin crossing facility, provision of two VAS (Vehicle Activated Signs), and a proposed TRO to introduce waiting and loading restrictions. The puffin crossing facility has been constructed and is operative, and the VAS units are currently being procured (one unit for each traffic flow approach).
- 2.3 Site inspections on this section of A65 Bradford Road identified that those proposed parking restriction identified within Drawing No. TDG/THN/103126/CON-1C and attached to this report as Appendix 1 would improve road safety in the area by discouraging on street parking on this heavily trafficked primary route.
- 2.4 On 5th September 2016, all residents within the vicinity of the new store received a consultation letter outlining details of the proposed parking restrictions. There was an initial response to this letter from the objector.
- 2.5 The proposed pedestrian crossing and waiting and loading restrictions were formerly advertised in the press and on-site on 5th October 2016 for a three week period.
- 2.6 No objections were received to the proposed pedestrian crossing (which was subsequently installed in December 2016). One objection has been received to the proposed waiting restrictions as outlined within Drawing No. TDG/THN/103126/CON-1C attached to this report as Appendix 1). The objector's concerns and officer's comments are outlined in Appendix 2 of this report.

3. OVERVIEW AND SCRUTINY COMMITTEE CONSIDERATION

- 3.1 This report has not been considered by the Overview and Scrutiny Committee.

4. OTHER CONSIDERATIONS

- 4.1 Local ward members are aware of the objector's concerns and remain fully supportive of the proposed waiting and loading restrictions.

5. OPTIONS

5.1 Option 1 (RECOMMENDED)

- That the objection to the proposals (as shown in Drawing No. TDG/THN/103126/CON-1C and attached to this report as Appendix 1) be overruled, and that the Order be sealed and implemented as advertised.
- That the objector be advised accordingly.

5.2 Option 2 (NOT RECOMMENDED)

- That the objection to the proposals as formerly advertised (and as shown in Drawing No. TDG/THN/103126/CON-1C and attached to this report as Appendix 1) be upheld, and that the scheme proposals be abandoned.
- That the objector be advised accordingly.

5.3 Option 3 (NOT RECOMMENDED)

- Members may prefer to take a course of action other than that indicated in the above options or the recommendation in which case, they will receive appropriate guidance from officers.

6. FINANCIAL & RESOURCE APPRAISAL

- 6.1 The developer, under the Section 106 and 278 Agreements, would pay for the full cost of the traffic management package, including the proposed Traffic Regulation Order.

7. RISK MANAGEMENT

- 7.1 There are no significant risk management implications.

8. LEGAL APPRAISAL

- 8.1 There are no legal issues arising from this matter.

9. OTHER IMPLICATIONS

9.1 EQUAL RIGHTS

None.

9.2 SUSTAINABILITY IMPLICATIONS

None.

9.3 GREENHOUSE GAS EMISSIONS IMPACTS

None.

9.4 COMMUNITY SAFETY IMPLICATIONS

The puffin crossing is intended to create a safe crossing point for pedestrians, whilst the proposed waiting and loading restrictions are intended to help ensure the unhindered passage of emergency vehicles, buses, and other vehicles, and help protect driver sightlines.

9.5 HUMAN RIGHTS ACT

There are no implications for Human Rights.

9.6 TRADE UNION

There are no trade union implications.

9.7 WARD IMPLICATIONS

The traffic management package including the proposed waiting and loading restrictions are intended to address the potential traffic issues associated with the development.

10. NOT FOR PUBLICATION DOCUMENTS

None

11. RECOMMENDATIONS

Option 1

- That the objection to the proposals (as shown in Drawing No. TDG/THN/103126/CON-1C and attached to this report as Appendix 1) be overruled, and that the Order be sealed and implemented as advertised.
- That the objector be advised accordingly.

12. APPENDICES

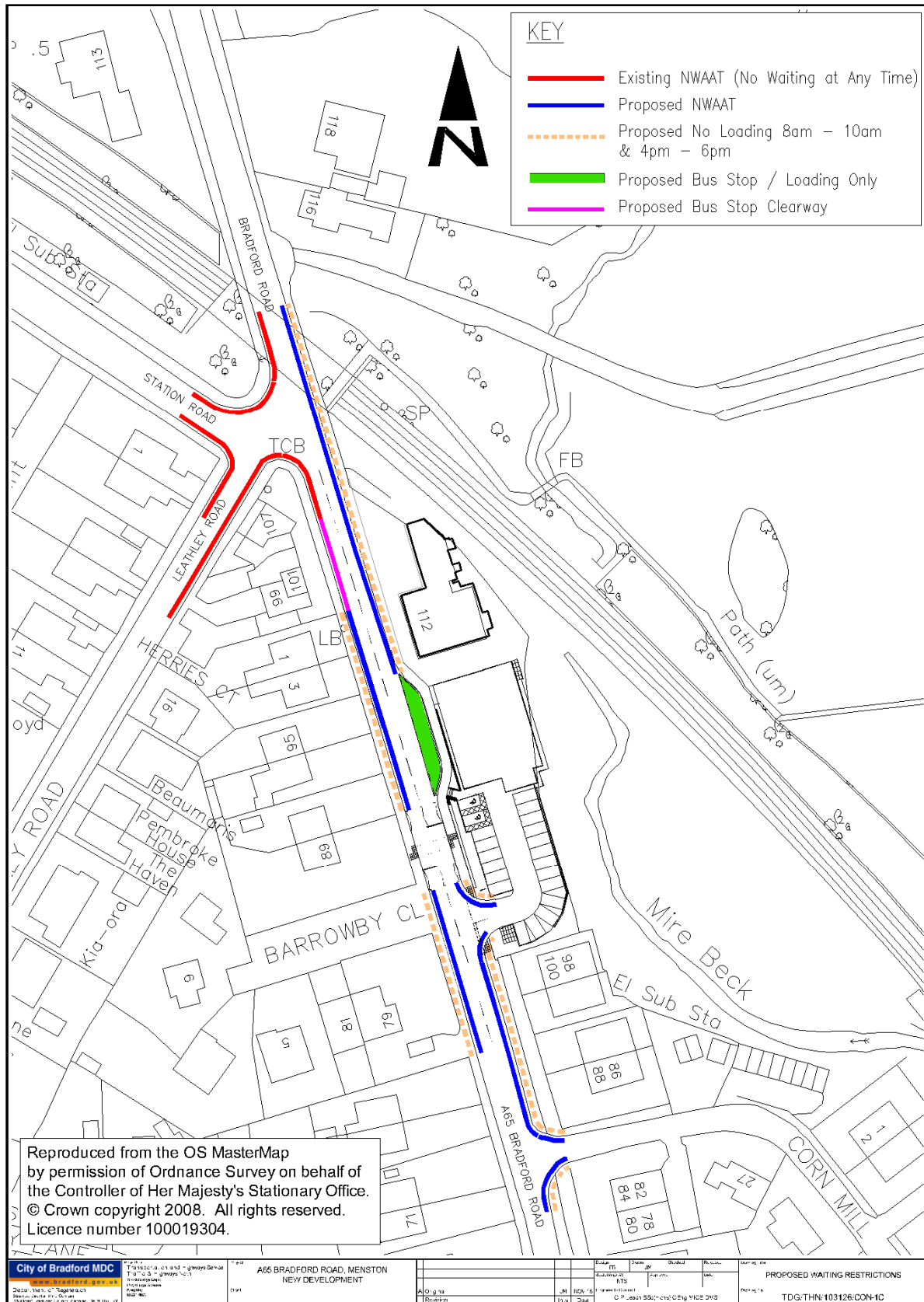
Appendix 1 – Drawing No. TDG/THN/103126/CON-1C (TRO proposals)

Appendix2 – objector's comments and officer responses

13. BACKGROUND DOCUMENTS

Scheme file R/TH/NS/103126/TF held by Shipley Area Team

APPENDIX 1



APPENDIX 2

Objector's comments	Officer comments
<ul style="list-style-type: none"><li data-bbox="220 488 788 770">• We have just moved into our house. Our solicitors did not advise us of any highway proposals associated with the Sainsbury's Express Store. We are in favour of the pedestrian crossing, but believe the proposed parking restrictions would encourage people to park outside my house.<li data-bbox="220 1097 788 1308">• The speed of traffic on A65 Bradford Road concerns me and needs addressing (rather than the parking situation). The objector requests that mobile speed cameras be installed on this section of Bradford Road.	<ul style="list-style-type: none"><li data-bbox="865 488 1433 1057">• The proposed parking restrictions on A65 Bradford Road within the vicinity of the Sainsbury's Express Store seek to minimise the impact of the development in the area and prevent obstructive parking on this busy road. There are no proposed waiting or loading restrictions directly fronting the objector's house. Confirmation of the proposed TRO associated with the proposed waiting and loading restrictions was outlined in the Section 106 Agreement which was approved on 28th July 2016 and could be viewed by the public on the Council's Planning Portal.<li data-bbox="865 1097 1433 1523">• The objector's request for mobile safety cameras has been passed to the West Yorkshire Casualty Reduction Partnership which will appraise the request. Two Vehicle Activated Signs are proposed for this section of Bradford Road (one sign for each approach to the store). The signs are intended to enhance motorists' awareness by flashing up the current 30 mph speed limit to speeding drivers.