

Arlesey Cross Transport Assessment

Non-technical summary

Woods Hardwick Infrastructure LLP have been appointed by Central Bedfordshire Council Property Assets to oversee the transportation aspect of the Arlesey Cross development; this includes preparation of a Transport Assessment (currently in interim form), which analyses the existing transportation network in the vicinity of Arlesey and how it will be impacted by the development. This is a non-technical summary of that document.

Introduction

The Arlesey Cross development will comprise in the region of 1250 homes, areas of employment, a First School, sports pitches, areas of public open space and a local centre. The local centre will include community buildings, a small supermarket and retail units.

The development will be built across two parcels, as shown on the photograph below. The parcel to the east of High Street will provide approximately 850 houses and the non-residential elements of the development. The western parcel will include in the region of 400 homes.



There will be four access points: a 'central access', which will serve both parcels in the form of a double mini roundabout on High Street, a 'southern access', a junction which will connect the southern end of the western parcel to High Street, the 'eastern access', a roundabout connecting the eastern parcel to the A507, and the 'Stotfold Road access', which will allow local access to the eastern parcel from Stotfold Road.

The development includes a relief road to help reduce traffic on High Street and northern Arlesey. It will connect the southern access to the central access, through the western parcel, then continue through the eastern parcel to the A507 via the eastern access.

Impact Assessment

The impact of the traffic generated by the development on the local highway network has been assessed using industry-standard models. Specifically, the site accesses and the following junctions have been analysed, as agreed with Central Bedfordshire Council's Highways Department and the Highways Agency:

- A507 Arlesey Road/Hitchin Road (roundabout)
- A507 Arlesey Road/Stotfold Road (roundabout)
- A507/Hitchin Road (roundabout)
- Hitchin Road/Eliot Way (roundabout)
- A507/A1(M) (grade-separated roundabout)
- A1/B658 (roundabout)
- Arlesey Road/Hitchin Road/Arlesey New Road

Each junction has been analysed to determine the extent to which it is operating/will operate within capacity in three scenarios:

- Do Nothing 2013 – the current traffic flows
- Do Nothing 2025 - the current traffic flows with a growth factor applied, and the predicted traffic from other locally consented developments added on, to determine how the junctions will operate in 2025 without the Arlesey Cross development
- Do Something 2025 - the 'Do Nothing 2025' flows with predicted site-generated traffic flows added, to determine how the junctions will perform in 2025 with the Arlesey Cross development and all other locally allocated sites fully operational

Where a junction has been shown to be over capacity as a direct result of the development, mitigation measures to bring about a nil-detriment solution will be used, i.e. to ensure that the junction will be operating as it would without the development in place.

When a full Transport Assessment of the site is carried out in support of a planning application, a more detailed analysis will be undertaken and highway mitigation measures will be designed and agreed the Central Bedfordshire highway authority.

Green Travel Plan

As part of the outline application a 'Green Travel Plan' will also be prepared. This will detail the existing infrastructure in the area and the sustainable alternatives to single-occupancy car journeys. It will promote various initiatives to make travelling to, from and around the site as sustainable as possible.

The Green Travel Plan will also include a target in terms of modal shift towards more sustainable modes of transport.