

Our Ref: 5969/105/CBH/JZ/RWP

23 January 2008

Mr D Barratt
Transport Planning Services
West Sussex County Council
The Grange
Tower Street
Chichester
West Sussex PO19 1RH

Dear Mr Barratt,

**WEST DURRINGTON
TITNORE LANE**

As you may be aware our Clients will shortly be submitting amendments to their outline planning application for the proposed development. This will affect highways and transport issues and my colleague, Andrew Blacker, will be contacting your transport planning colleagues to review the revised Transport Assessment and transport issues raised in the Environmental Statement. The latter is being revised under Regulation 19 rules. In addition we have produced an access strategy report which he will discuss with them.

We have, as you know, completely revised the proposals for Titnore Lane and should like now to re-engage in consultation on the various highway proposals with you. These proposals are

- i) highway improvements to the existing junction at Titnore Way,
- ii) a new T-junction just south of South Lodge to provide a western point of access to the development, and
- iii) a speed management scheme between Patching Junction and Titnore Way.

In connection with these we have completed Stage 1 designs, submitted these to safety audit and consequentially undertaken revision work. Where we have not followed the safety auditors' recommendations we have set out our reasons in our response and exceptions reports.

I therefore enclose for your consideration full details of these schemes as set out on the attached document transmittal form. These include:

- the scheme finalised drawings;
- the safety audit reports including the initial scheme proposals, design audits reports and briefing/instructions to the safety auditors; and
- the design team response and exceptions reports (to the safety audits).

You will find that there are two safety audit reports for the new T-junction proposals, one by Peter Brett Associates (this also includes an addendum report and an addendum letter) and the other by Mayer Brown Limited. The Peter Brett Associates' report dated October 2006 is based on an early draft of the proposals. The Addendum report by Peter Brett Associates dated March 2007 is based on a revised instruction to the safety auditors regarding the issue of road lighting. The addendum letter is dated August 2007 and also is with regard to the issue of road lighting.

The Mayer Brown report dated August 2007 is based on further revisions to the design audit and briefing/instructions. A different safety audit team was instructed at the request of our Clients.

I would draw your attention to a specific issue that has been raised which is the issue of road lighting. This issue has been raised previously in connection with the Environmental Statement submitted with the January 2004 outline planning application when it was felt that the issue had not been considered as thoroughly as would be desirable given the environmental sensitivity of Titnore Lane.

We therefore undertook to review whether road lighting of either the new or existing improved junction was necessary. As you are aware there is no statutory duty on a highway authority to provide road lighting.

On examining the subject it became clear that there is also no mandatory requirement in the DMRB to provide road lighting in circumstances like those that prevail in Titnore Lane. The position of the Highways Agency is now a presumption of no road lighting provision except in specific circumstances, such as within urban areas, unless a robust case can be made. For Highways Agency schemes that involves a very comprehensive procedure set out in the DMRB. The situation at Titnore Lane is not one where road lighting would normally be considered in accordance with the DMRB.

We therefore advised the safety audit teams that it was intended that road lighting would not be provided at these junctions. This was stated in the briefing and instructions for the Stage 1 Safety Audit since road lighting is not generally included in Stage 1 design. The difficulty otherwise would be that the issue would not be raised until the Stage 2 safety audit which would be after planning consent for the highway proposals had been granted. That would have been on the basis stated in the Environmental Statement that there would not be road lighting. Should that position be reversed at that stage, the planning consent would be compromised.

Subsequently, the PBA safety audit team recommended that road lighting should be provided at both junctions which, because of the current design standards, means that the whole of the road between should be also lit. They did though note there are significant environmental issues but these are not within their competency to judge.

The Mayer Brown safety audit team took a less emphatic view stating that although road lighting might have a potential accident saving benefit this would probably be small and it is clear that there are other strong environmental issues to be considered. They noted they could not form a judgement on these other issues as these are not within their competency.

Consequently we have undertaken a comprehensive appraisal of whether there is any need to provide road lighting at these junctions and produced a report *Titnore Lane proposed access junction and highway improvement scheme to the existing Titnore Way junction: Report on the appraisal of the need for road lighting, December 2007*. This report concludes that the design team finds no reason to revise the decision not to provide road lighting.

A copy of that report is enclosed and is presented also as an exceptions report to the recommendation of the PBA safety audit team. It will be submitted in support of the amended planning application.

Clearly there is a significant amount of material to review in this submission which is why we are anxious to get the consultation going at the earliest opportunity. However, we should be obliged if you could give us some indication of the likely timescale you will require to do this. We would also be very willing to attend a meeting to explain these proposals and the issues to you.

Yours sincerely

J Zielinski
For and on behalf of
Peter Brett Associates

Enclosures as attached list.

cc	J Appleton	Worthing Borough Council (including enclosures)
	following no encls – list only	
	D Cramond	DCPL
	S Bailey	Heron Land Developments
	K Oliver	Taylor Wimpy (Crawley office)
	P Bedford	Persimmon Homes

DOCUMENT TRANSMITTAL RECORD



To: Duncan Barratt Organisation: West Sussex CC Issued by: John Zielinski	Project Name: West Durrington Titnore Lane Project No: 05969 Our Ref: 05969/CBH/JZ/RWP Your Ref: Date: 23 January 2008
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Please find enclosed the documents listed below for your attention and action as appropriate.

Document Reference	Document Title	No of Copies
Note	All documents listed below relate to Titnore Lane	
drawing:		
5969/105/025C	proposed access T-junction	
5969/105/027B	Titnore Way T-junction proposed right turn lane improvements	
5969/105/040C	proposed speed management...scheme sheet 1	
5969/105/041D	proposed speed management...scheme sheet 2	
reports:		
	Proposed new T-junction: Designers' Response and Exceptions report to the PBA Stage 1 Safety Audit: January 2008	
	PBA - Proposed Priority Junction Stage 1 Safety Audit report: October 2006	
	PBA - Proposed Priority Junction Stage 1 Safety Audit Addendum Report: April 2007	
	PBA - Proposed Priority Junction Stage 1 Safety Audit Addendum Letter: August 2007	
	Proposed new T-junction: Designers' Response to the Mayer Brown Stage 1 Safety Audit: January 2008	
	Mayer Brown - Proposed residential development...Access Arrangements Stage 1 Safety Audit report: August 2007	
	Titnore Way Junction Improvements: Designers' Responses and Exceptions Report to the Stage 1 Safety Audit: January 2008	
	Titnore Way Junction Improvements: Stage 1 Safety Audit: March 2007	
	Titnore Way Junction Improvements: Stage 1 Safety Audit Addendum Report: August 2007	
	continued...	

	continuation...	
	Speed Management and Hazard Awareness Scheme: Designers' Response to Stage 1 Safety Audit:	January 2008
	Speed Management and Hazard Awareness Scheme 1 Safety Audit:	March 2007
	Speed Management scheme: traffic speed survey:	February 2007
	Speed Management Scheme: Effectiveness Report:	May 2007
	Titnore Lane proposed development access junction and highway improvement scheme to the existing Titnore Way junction: Report on the appraisal of the need for road lighting:	December 2007
	CD containing pdf files of all the above documents	
Purpose of Issue:	Information / Comment / Approval	
Other:	Consultation on amended outline planning application for the proposed West Durrington residential development	