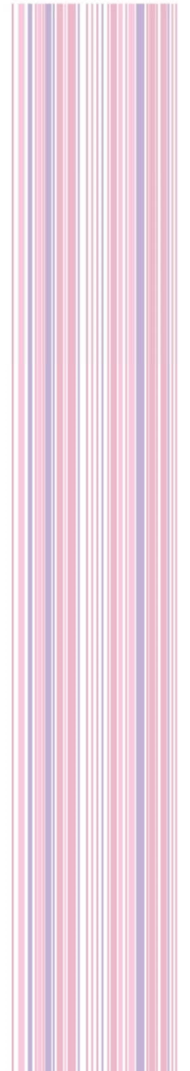


# Proposed residential development Westmoreland Road, Moulton



Transport Statement

January 2015



## Contents

	Page
1.0 Introduction	2
2.0 Existing Conditions	3
3.0 Proposed Development	5
4.0 Conclusion	7

## 1.0 Introduction

- 1.1 Ashley King (Developments) Ltd is an established local house builder specialising in first time buyer and modest family homes throughout South Holland, Fenland and West Norfolk.
- 1.2 This Transport Statement accompanies a full planning application by Ashley King (Developments) Ltd for the development of a site off Broad Lane/ Westmoreland Road, Moulton.
- 1.3 The proposal seeks to develop the site to provide a private and affordable residential scheme comprising of thirty nine 1, 2, 3 & 4 bedroom homes, together with associated parking, private and communal amenity space. The proposal at its heart aims to create an affordable, sustainable high quality development that will contribute to the settlement of Moulton.
- 1.4 This statement forms part of a series of reports and documents submitted in support of the planning application.



## 2.0 Existing Conditions

### Site Location

- 2.1 The application proposals relate to the development of a 'Greenfield' site abutting the Defined Settlement Limits of Moulton village. The site is accessed from Broad Lane one of the main routes into Moulton village centre. The site also has pedestrian access from Westmoreland Road and Broad Lane to the village centre.

### Existing Usage

- 2.2 The site is currently used as an agricultural field and laid to crop.
- 2.3 To the east the site currently borders onto the rear fences of an adjacent residential development built in the 1970's.
- 2.4 Existing landscaping is apparent to the northern and western boundaries which provide a buffer to the surrounding open fields. The site borders open countryside to the north and west with a drain defining the boundary.

### Local Area

- 2.5 Moulton is one of the larger village settlements in the South Holland District and as such offers considerable amenities to its residents, such as:
- retail shops and services;
  - primary education facilities;
  - sports facilities and public houses;
  - employment opportunities;
  - good links to public transport;
  - good links to surrounding villages, towns and the city of Peterborough.



**Westmoreland Road/ Broad Lane, Moulton**

- 2.6 The proposed site lies to the south-west of the main village centre with shops, services, schools and public transport links all within walking distance of the site.

### **Local Highway Network**

- 2.7 Broad Lane is the main route from the south-west to the centre of Moulton providing key access to adjacent residential and commercial areas.
- 2.8 On a local scale, the site is accessible from Broad Lane and Westmoreland Road which is a predominantly residential road. The carriageway has a minimum width of 5.5m and is served by footpaths on at least one side of the carriageway.

### 3.0 Proposed Development

- 3.1 This section establishes the level of proposed development and its relationship with regard to sustainable travel methods.

The proposal seeks to develop the site to provide a private and affordable residential scheme comprising of thirty nine 1, 2, 3 and 4 bedroom homes, together with associated parking, private and communal amenity space. The proposal at its heart aims to create an affordable, sustainable high quality development that will contribute to the village of Moulton.

#### Walking

- 3.2 It is accepted that the most sustainable method of travel is walking, and as such new residents will be encouraged to make good use of local facilities within the village centre.

The site will be served with new public footpath links which provide access to Westmoreland Road together with Broad Lane and in turn the village centre facilities including public transport links.

#### Cycling

- 3.3 Each new home will be provided with a private garden to allow residents to store their cycles by whatever means they wish. It is felt that by encouraging the use of cycles on short journeys the need for residents to use their cars will be reduced.

Like many rural settlements, Moulton does not have dedicated cycle lanes and therefore cyclists will use the local road network. The 'Cycling Map for Spalding and the Surrounding Area' (2012) published by Lincolnshire County Council identifies that the road network within Moulton consists largely of 'routes found useful by local cyclists – mainly on quiet roads.' This includes Broad Lane between the site and village centre.



**Extract from 'Cycling Map for Spalding and the Surrounding Area' (2012) showing 'routes found useful by local cyclists – mainly on quiet roads' (yellow)**

## Public Transport

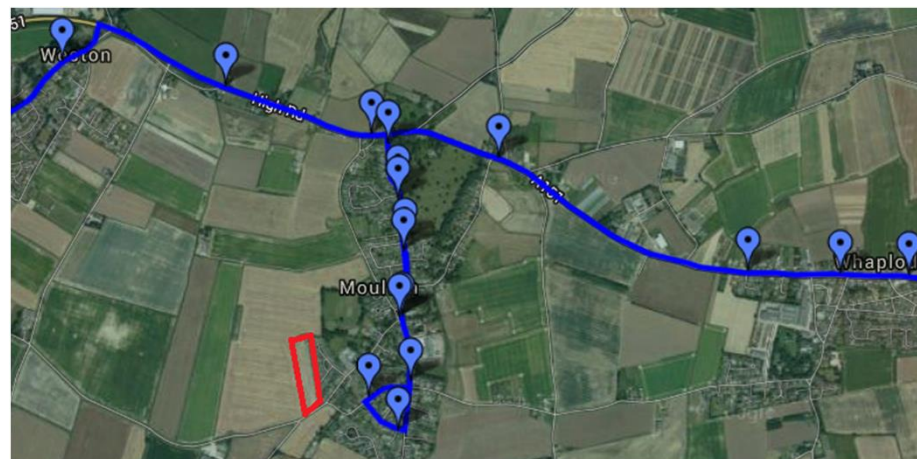
- 3.4 Buses operating on the 505 service between Spalding and King's Lynn are scheduled to make regular stops at the bus stop on the A151 at the northern limits of the village. School services to both Spalding and Boston also operate from this bus stop, which is approximately 1.5km from the application site. On Mondays to Saturdays, buses on the 505 service towards Kings Lynn are scheduled to make further stops within Moulton on six trips during the day. On Mondays to Saturdays, buses on the 505 service towards Spalding are scheduled to make further stops within Moulton on three trips during the day.

The nearest bus stop to the site is on West Cob Gate, opposite Moon's Green. This is approximately 300m walk from the proposed site access with Broad Lane. From Spalding, onward public transport connections are available to Peterborough and Boston.

- 3.5 Moulton does not have a dedicated train station however regular bus services provide access to nearby Spalding which has a train station that provides a service to Peterborough and the East Coast Mainline providing links to London (50 minutes travel time) and the north.

## Car Parking Provision

- 3.6 The proposed development seeks to encourage more sustainable methods of transport whilst accepting that the South Holland District is predominantly rural in landscape.
- 3.7 Each home will be provided with 2 parking spaces as recommended by Lincolnshire County Council.



**Application Site (red) and the 505 Bus Service Stops**

## 4.0 Conclusions

The proposed development consists of thirty nine residential dwellings. The site will have pedestrian and vehicular access from Broad Lane and Westmoreland Road. The junction geometries/ visibility splays are considered suitable to accommodate the development traffic and early discussions have been carried out with Lincolnshire County Highways.

The site is situated within suitable walking and cycling distance to a number of facilities. The site is also served by good frequency and easily accessible bus services that connects the site well to the surrounding area. The number and frequency of local services is considered to be appropriate to serve the proposed development.

In light of the above, the proposed development is considered to be acceptable with no significant impacts on the local highway network.



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