

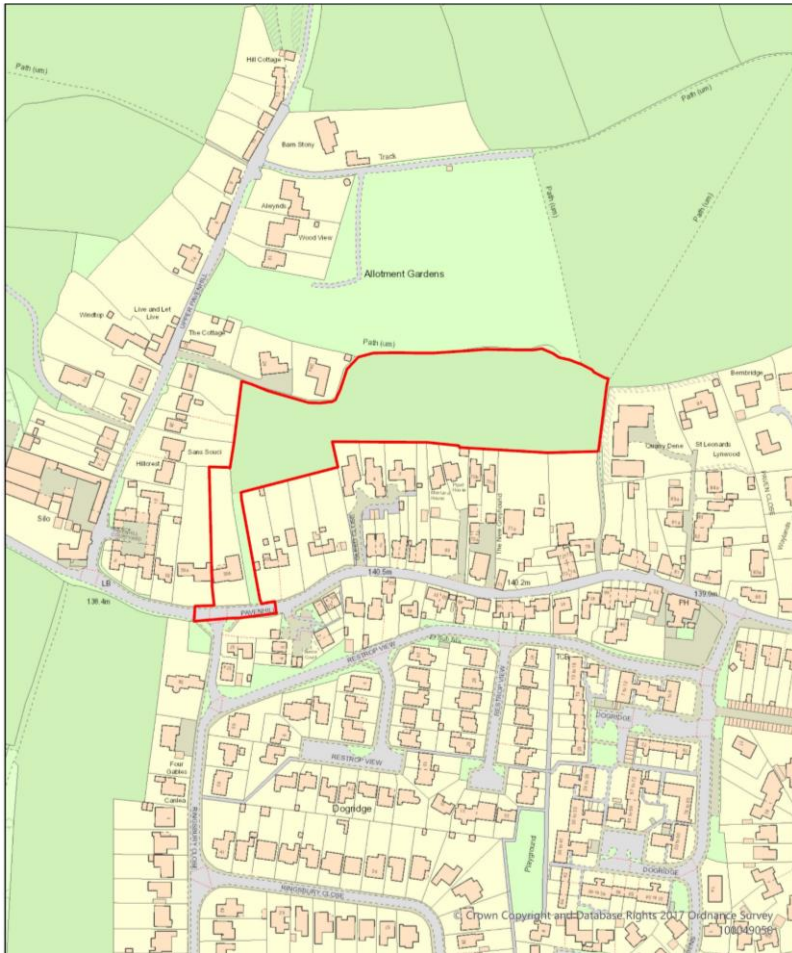
Strategic Planning Committee

3rd November 2021

7a) 20/11382/FUL - Land at Pavenhill, Purton, Swindon, Purton, SN5 4DA

Demolition of 1 existing dwelling and erection of 25 market and affordable dwellings, with associated access works, car parking, public open space and landscaping.

Recommendation: Approve with Conditions



Site Location Plan



Aerial Photography





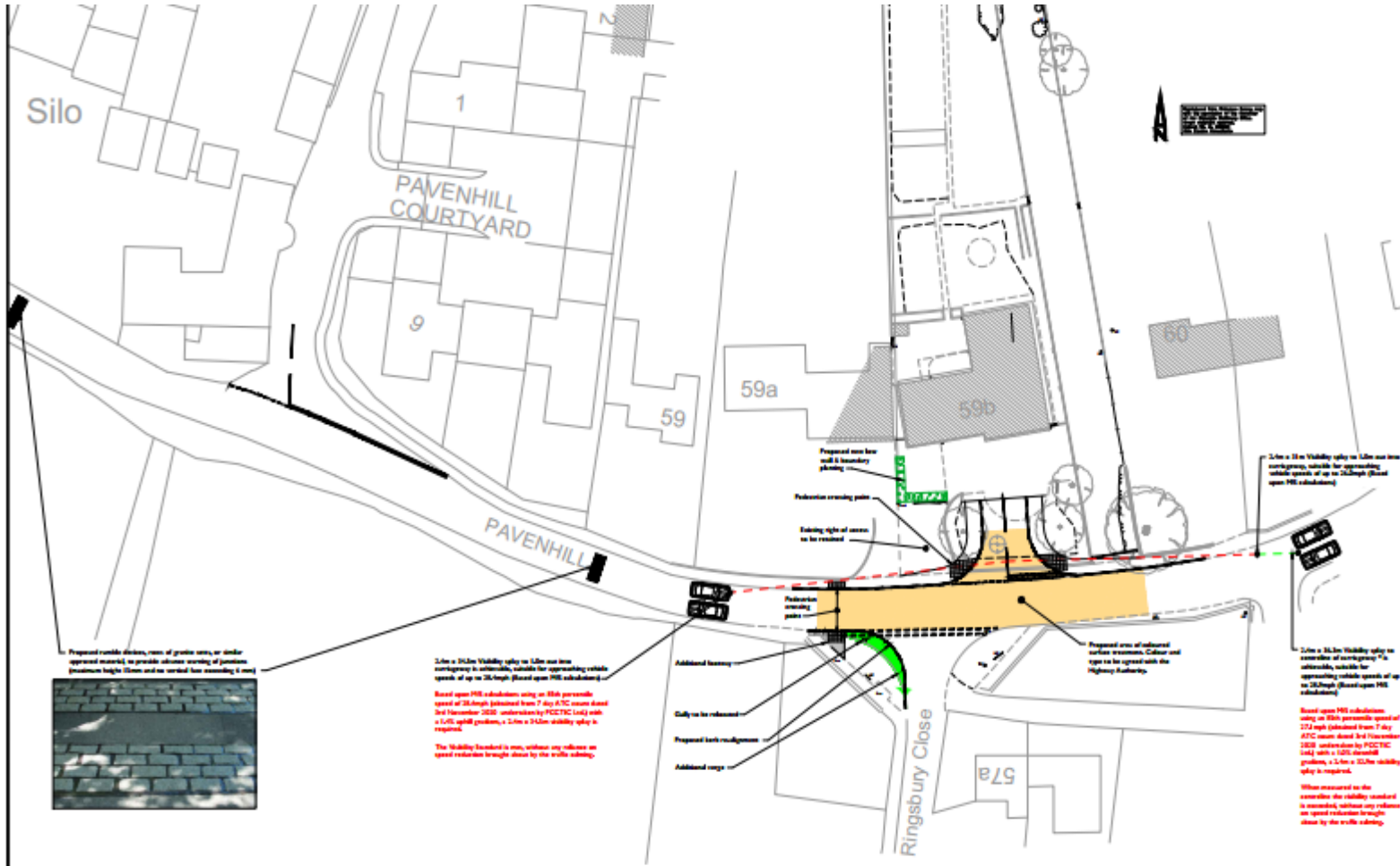




Proposed Site Layout



Proposed Access



Schedule of Conditions		Reference
H	Condition 18	Surface treatment reduced. Pedestrian crossing at proposed access marked.
G	Condition 19	Table arrangements removed. Flexible dividers added.
F	Condition 20	Amended to suit Road Safety Audit comments.
E	Condition 21	Visibility signs amended, as a result of non-speed survey results.
D	Condition 22	Visibility signs amended, sight triangle over 21m, 'open'.
C	Condition 23	Right of way added.
B	Condition 24	Visibility signs amended to left added.
A	Condition 25	Warning signs added. Cluster details for road width added.



2.4m x 21m Visibility sly to the rear, outside of emergency, outside for approaching vehicle speed of up to 20.7mph (Based upon 100 reduction)

Based upon 100 reduction using an 8000 per centile speed of 20.7mph (calculated from 7 May ATC count dated 3rd November 2020 undertaken by PCCIC Ltd) with a 2.0m width position, a 2.4m x 21.0m visibility sly is required.

The visibility is exceeded is not, without any reduction in speed reduction brought about by the traffic lighting.

- NOTES**
- 1.0 Drawing establishes the principle of the proposed scheme.
 - 2.0 Drainage details will be provided during the detailed design stage.
 - 3.0 All 'V' distance requirements include for busset length (L_{bus})
 - 4.0 All speeds are design/traffic speeds.

* With reference to paragraph 5.13 of Manual for Streets, measurements of the proposed access are appropriate as our design would be solely for vehicle use on this length of Pavenhill given its situation. Alignment. Further on our proposed access to park in this location due to the access to the parking space associated with the relatively recently completed development in 33 Pavenhill for 7 dwellings (Wiltshire Council Planning Application Reference: 2024/111) and other private driveway access systems. For this application (2024/111), Wiltshire Council proposed visibility to the left being measured to the road centreline, and visibility to the right measured to the end of the kerb. A provision for wheelchair users, and the same methodology should apply here. The implementation of this residential development, with the necessary visibility measured to the kerb edge, does not appear to have impacted upon the essential highway safety measure in the vicinity.

Hills Homes and Developments Ltd

Proposed Residential Development at Pavenhill, Purton

Proposed Access Off Pavenhill

Date: 1:250 (A1)
 March 2015
 Scale: 1:250 (A1)

PJB PJS JBF
 3854/SK/207
 H

Proposed Highways & Access Upgrades



Proposed informal pedestrian crossing point



Misaligned tactile paving at the existing informal pedestrian crossing point to be corrected.



Existing dropped kerb / informal crossing point. May require tactile paving to be provided.

Refer to CEC Drawing No 3854/SK/207 Rev G for details of proposed crossing point



NOTES:
1.0 Finger post signage directing pedestrians to 'Purton Village Centre' to be provided at relevant locations.


Proposed informal pedestrian crossing point

Proposed informal pedestrian crossing point

Existing informal pedestrian crossing point



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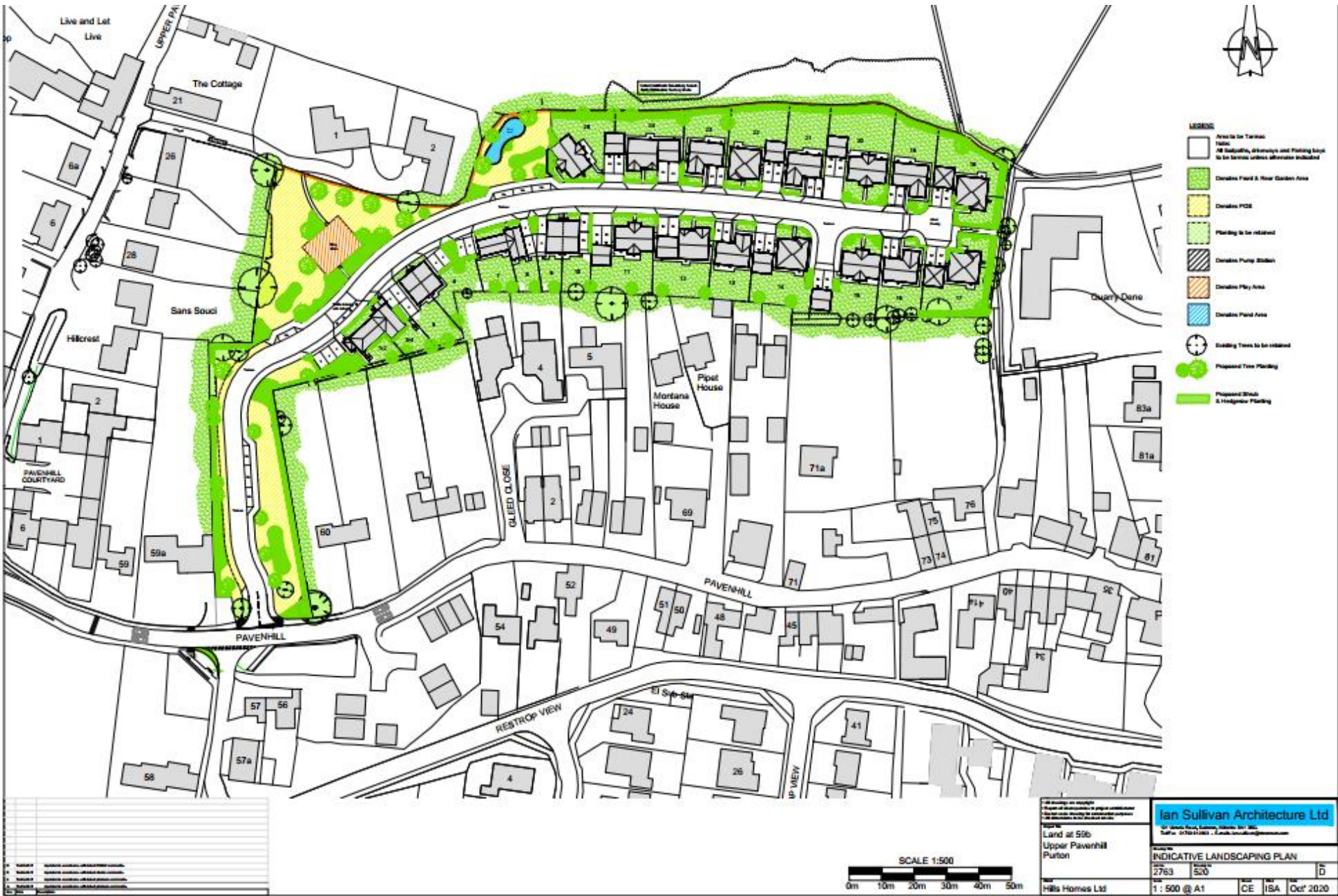
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Hills Homes and Developments Ltd

Proposed Residential Development at Pavenhill, Purton

Proposed pedestrian route improvements

Indicative Landscaping



Proposed Landscaping



Proposed Landscaping



Proposed Landscaping



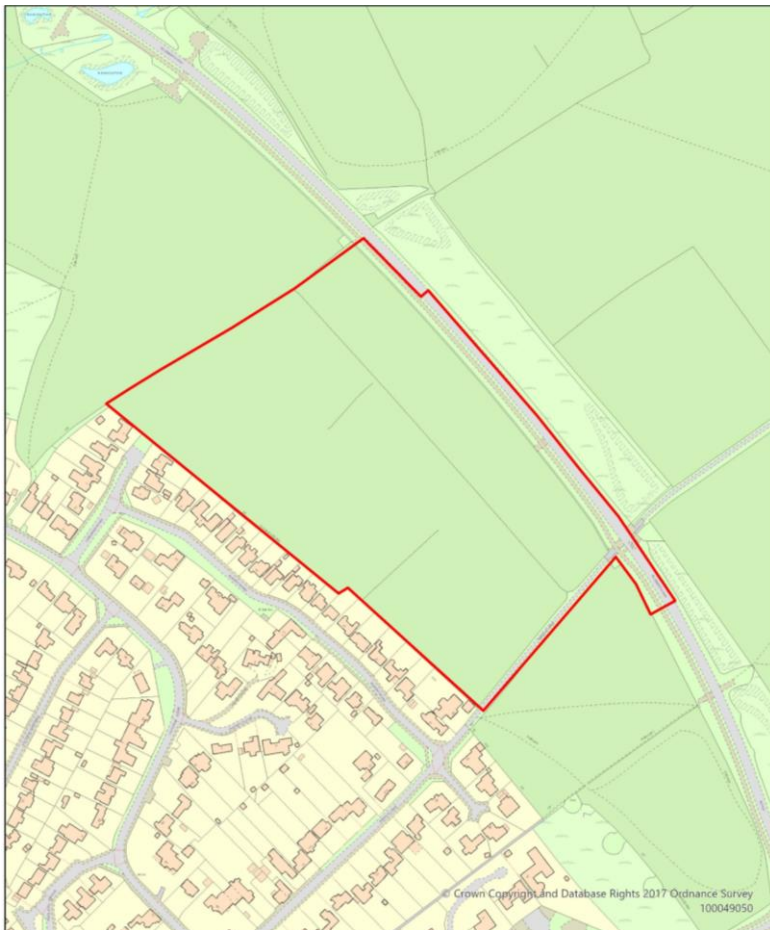
Example House Types



7b) 20/09701/FUL - Land at Elizabeth Way, Hilperton, Trowbridge

Construction of up to 187 dwellings, means of access, landscaping, drainage, public open space and all other associated infrastructure.

Recommendation: Approve with Conditions

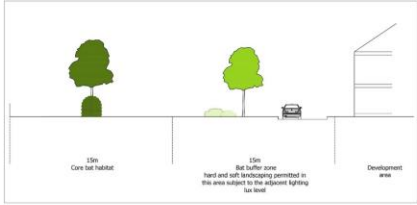


Site Location Plan

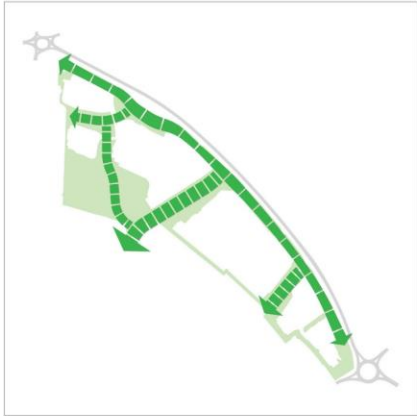


Aerial Photography

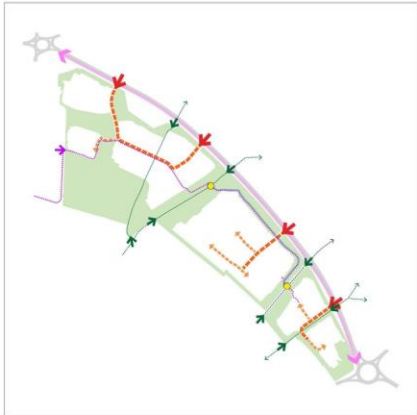
H2.3 – ELIZABETH WAY MASTER PLAN



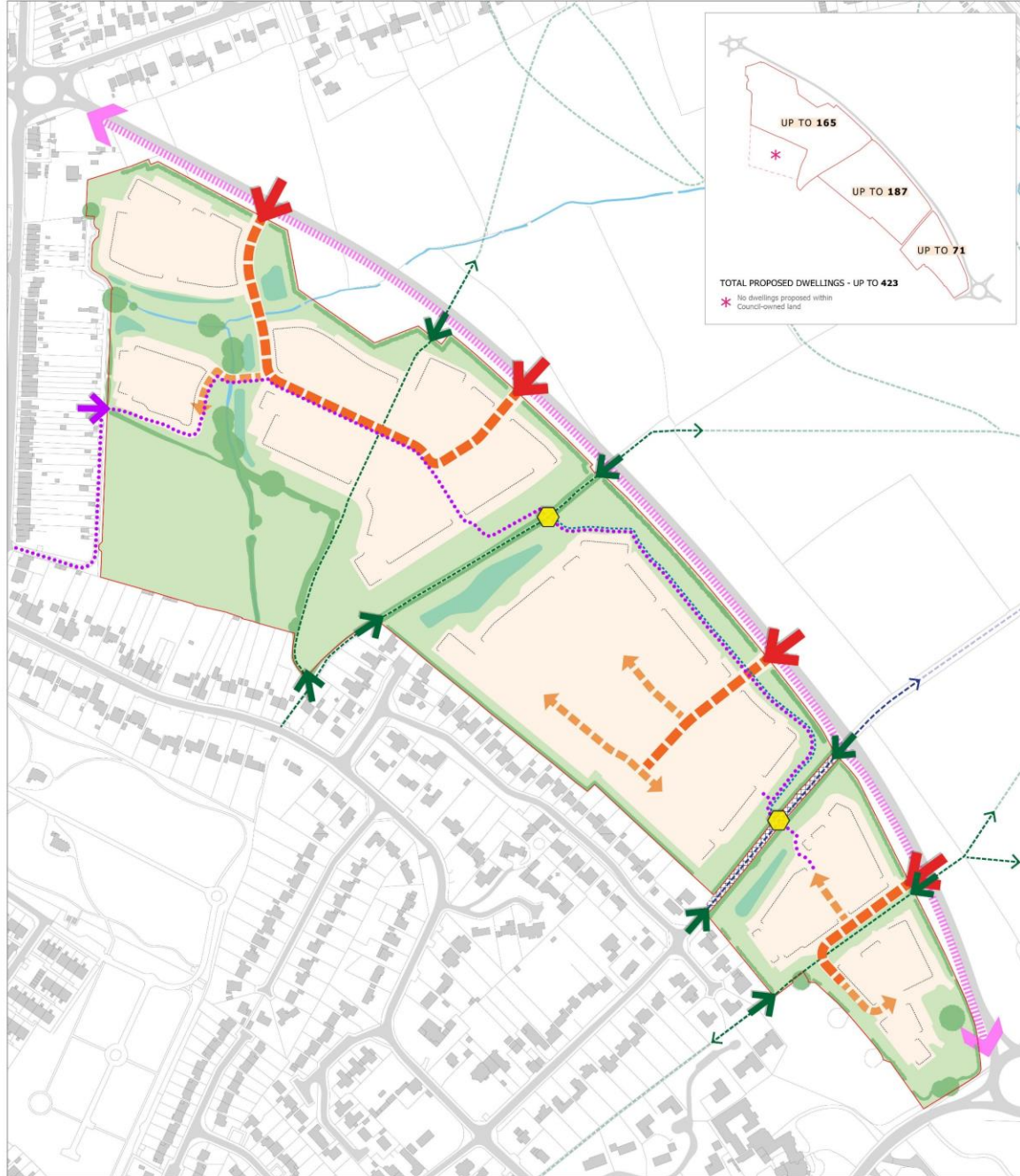
BAT MITIGATION ZONE (Indicative Cross Section)



GREEN LINKS - The concept diagram has been largely influenced by existing landscape assets, including vegetation, the watercourse, and PROW. These are linked together to create a green infrastructure network of public spaces that provide for local amenity, movement, drainage, and wildlife.



MOVEMENT NETWORKS - A network of retained and proposed routes connect the land interests within the allocation area. Four points of vehicular access are shown from Elizabeth Way, which features a strategic cycle route.



The scaling of this drawing cannot be assured

Revision	Date	Drm	Ckd
D - graphic changes	13/10/20	GR	AT

- Allocation Area
- PROW
- Bridleway
- Diverted PROW
- Development Area (including roads)
- Public Open Space
- Watercourse
- Existing Vegetation and Indicative Buffer Planting
- Primary Movement Route
- Secondary Movement Route
- Elizabeth Way Strategic Cycle Route
- Vehicle Access
- Retained Pedestrian Access
- Pedestrian/Cycle Access
- Potential Ped/Cycle Access Between Land Interests
- Potential Cycle Route
- Indicative Drainage Features

Project
Land South West of Elizabeth Way

Drawing Title
Concept Masterplan

Date	Scale	Drawn by	Checked by
12/12/19	1:2500@A2	GSB	AT
Project No.	Drawing No.	Revision	
24687	9300	D	



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ELIZABETH WAY, TROWBRIDGE - SITE LAYOUT



STREET SCENE A



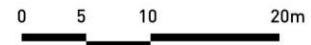
STREET SCENE B



STREET SCENE C



ELIZABETH WAY, TROWBRIDGE - ILLUSTRATIVE STREETSCENE





STREET SCENE D



STREET SCENE E



ELIZABETH WAY, TROWBRIDGE - ILLUSTRATIVE STREETSCENE

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View down Osbourne Road looking towards the site
(North Easterly direction)



View looking up Albert Road behind the site (South Easterly direction) giving indication of housing types in the vicinity of the site.



View looking down Albert Road behind the site (North Westerly direction) giving indication of housing variety in the immediate vicinity.

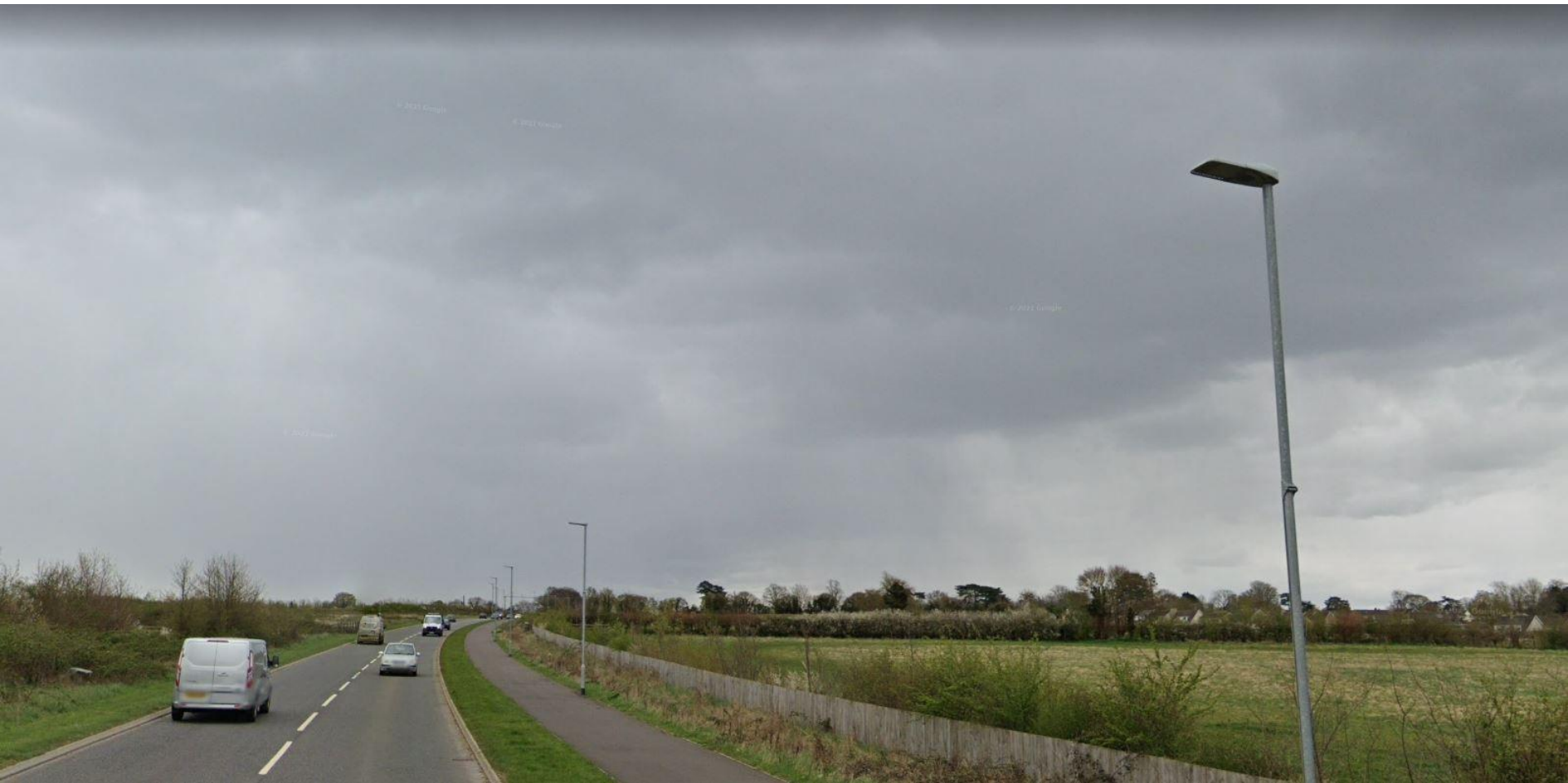
View looking Across the site from Elizabeth Way (Westerly direction).



View looking Across the site from Elizabeth Way
(Westerly direction).



View looking Across the site from Elizabeth Way
(Southerly direction).



View looking towards the site from Elizabeth Way
(South Easterly direction).



View looking towards the site from Elizabeth Way
(North Westerly direction).



View from Middle Lane (South Westerly direction).



CGI Image of the Proposed Development

Strategic Planning Committee

3rd November 2021