



## NEW ROAD, SANDY



### OVERVIEW

#### CLIENT

Tesco Stores

#### SECTORS

Retail

#### LOCATION

Sandy, Bedfordshire

#### PLANNING AUTHORITY

Central Bedfordshire Council

#### HIGHWAY AUTHORITY

Central Bedfordshire Council

#### PROJECT TEAM

Contour Planning  
Aspect Landscape Planning  
Pinnacle Consulting Engineers

#### PROJECT DIRECTOR

Julian Clarke

### PROJECT

TPA worked with Tesco Stores to deliver a new food store for the Town of Sandy in Bedfordshire and provided advice to Tesco and the project team on all transport related matters pertinent to the successful delivery of this proposal.

### APPROACH

Changes in levels across the site meant that TPA had to examine the gradients to design an internal access road that was both acceptable in design approach and did not impact upon the area of the site available for car parking. A further important factor to consider was managing visibility splays from the site access. Careful consideration was also given to the design of pedestrian access points and associated internal structures.

### OUTCOME

The scheme comprises a new food store with a sale floor area of 25,000sq.ft on the site of a former manufacturing unit, close to the local railway station. To facilitate the easy movement of buses a parcel of land was identified for the construction of a facility to turn buses around to the south of the store. Local improvements to footways were proposed to provide seamless shared use, and enhancements made to pedestrian crossings and links to the railway station.

### RELATED PROJECTS

Kingsway Park, Gloucestershire

