



# WINTERBROOK, WALLINGFORD

## OVERVIEW

### CLIENT

Manorwood Consultancy

### SECTORS

Residential

### LOCATION

Wallingford, Oxfordshire

### PLANNING AUTHORITY

South Oxfordshire District Council

### HIGHWAY AUTHORITY

Oxfordshire County Council

### PROJECT TEAM

Arron Twamley Planning  
Stephen Johns Design Ltd

### PROJECT DIRECTOR

James Darrall



## PROJECT

TPA were instructed by Manorwood Consultancy to assess the transport planning and highway engineering implications of a residential scheme which would replace part of an existing field, used for the grazing of horses, with a development of five dwellings. The development will provide 34 cycle parking spaces and six car parking spaces, with all of the dwellings being provided with an EV charging point.

The site is located in a sustainable and accessible location with connections to local services and facilities through both walking and cycling. In addition, the site has access to frequent bus services which provide links to a wide range of local services, rail stations, facilities, and employment opportunities, as well as surrounding towns.

## APPROACH

Pre-application discussions with the local highway authority were undertaken, given that the site was located directly north of a roundabout and that the local highway authority had previously raised concerns relating to access to the site. Two possible access options were designed, along with supporting swept path and visibility splay drawings, to demonstrate that an access designed in accordance with the Design Manual for Roads and Bridges, could be provided.

We provided Masterplanning and design advice with regards to the site layout to ensure an egress for refuse and emergency vehicles was possible, given the constrained size of the site. The supporting Transport Statement demonstrated that the proposals are located in a sustainable location, could provide access for all modes, would not have a detrimental impact on the local highway network in terms of operational capacity and that the proposed access would not result in any delay or safety issue.

## OUTCOME

The planning application is yet to be determined by the Local Planning Authority.

## RELATED PROJECTS

Bicester Road, Kidlington

