

From: [Archer, Heather](#)
To: [Planning](#)
Cc: [growthandplanning](#)
Subject: Final response 09.01.20 29 Broadwater Road, Welwyn Garden City, AL7 3BQ
Date: 09 January 2020 14:36:36
Attachments: [image001.png](#)
[29 Broadwater Road Welwyn HEPR \(#86873\).pdf](#)

For the attention of: Michael Robinson

Site: 29 Broadwater Road, Welwyn Garden City, AL7 3BQ

Development: Demolition of office building and erection of 128 flats with associated car parking, landscaping, amenity space, bin and cycle storage, with alterations to existing and formation of new access on Broadwater Road and alterations to the existing access on Broad Court.

Your Reference No.: 6/2019/3024/MAJ

Highways England's Reference No.: #86873

Dear Michael Robinson,

Thank you for your email dated 24 December 2019 on the above planning application consultation and indicating a response was required by 14 January 2019.

Highways England has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the strategic road network (SRN). The SRN is a critical national asset and as such Highways England works to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

In the case of this proposed development, Highways England is interested in the potential impact that the development might have the SRN, in particular, the A1(M) at Junctions 4 and 5. We are interested as to whether there would be any adverse safety implications or material increase in queues and delays on the SRN as a result of development.

Having reviewed the applicants Transport Assessment, we note that the proposed development will result in a decrease in trips to and from the site at peak hours. Based on this, Highways England has no objection to the proposed development.

However, nothing that the development is located approximately two miles from the SRN at the A1(M) Junction 5, the applicant has not included any information on construction impacts for the proposed development. A Construction Traffic Management Plan (CTMP) has not been submitted in this application. Highways England will be interested in understanding the routing of the construction vehicles, particularly if this will be via the A1(M). Without a CTMP, we are not able to assess the construction impacts and if this would affect the safety or operation of the SRN (the tests set out in DfT C2/13 para's 9 & 10 and MHCLG NPPF para 109).

Within our formal response attached, we have recommended a condition concerning the inclusion of a Construction Traffic Management Plan. If the Construction Traffic Management Plan demonstrates that there is the potential for a severe impact on the SRN, further assessments may be required.

Thank you again for consulting with Highways England. Should you have any queries regarding our response please contact us at planningse@highwaysengland.co.uk.

Heather

Heather Archer, Assistant Spatial Planner

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