

STRATEGIC PLANNING BOARD – 20th FEBRUARY 2013

UPDATE TO AGENDA

PREPARED 19TH FEBRUARY 2013

Application No: 12/4067M

Location: JACKSONS EDGE SERVICE RESERVOIR, JACKSONS EDGE ROAD, DISLEY

Proposal: Replacement service reservoir and valve house building, together with a temporary material storage area and a temporary contractor's parking area.

Applicant: United Utilities

ADDITIONAL INFORMATION

Traffic counts have taken place on Jacksons Edge Road and Light Alders Lane. Tube counters were used and collected data on both volume and speed.

The flow on Jacksons Edge Road is on average 280 vehicles during peak AM hours for two way traffic and 210 vehicles for peak PM hours for two way traffic.

The flow drops off after the peak hours with an average flow of 140 vehicles two way traffic in the other daytime hours. The flow in Jacksons Edge Road is considered light.

The flow on Light Alders Lane is only on average 60 vehicles during peak AM hours for two way traffic and 30 vehicles during peak PM hours for two way traffic, this level of traffic is as would be expected.

Therefore, the retention or re-routing of traffic onto the A6 Buxton Road/Buxton Road West will have a minimal impact as the link capacity of the A6 is 1500 vehicles in each direction. Capacity issues normally apply at junctions and at present the signal junction at Buxton Road/Jackson Edge Road operates within capacity.

RECOMMENDATION

The additional information indicates that the 25-week road closures and resultant diversion onto the A6 Buxton Road can be accommodated, therefore no objection is raised from a Highways perspective.

There is no change to the recommendation of approval, subject to the following conditions:

1. A03FP - Commencement of development (3 years)
2. A01AP - Development in accord with approved plans
3. A06EX - Materials as application
4. A15LS - Submission of additional landscape details
5. A04LS - Landscaping (implementation)
6. A16LS - Submission of landscape/woodland management plan
7. A13LS - Erection of fencing / wall as required
8. A22GR - Protection from noise during construction (hours of construction)
9. Development in accordance with accompanying statements
10. Submission of a scheme which demonstrates how surface water is to be disposed of
11. Temporary Material Storage Area to be used for storage of excavated materials and materials for the construction of the service reservoir only
12. Light Alders field to be fully restored to the satisfaction of the LPA following the completion of development
13. Submission of a programme of archaeological work in accordance with a written scheme of investigation
14. Footpath No. 5 to be fully restored following the completion of the development
15. Removal / amendment of the existing traffic calming on Carr Brow
16. Reinstatement traffic calming arrangements on Carr Brow
17. Resurfacing / reconstruction of Carr Brow, if required, following completion of the works
18. Wheel wash facilities at either end of the temporary road closures. Road sweeper to be available on site for daily cleaning of Jacksons Edge Road throughout the duration of the road closure
19. Traffic Management Plan for diverted traffic to appropriate routes, avoiding Light Alders Lane
20. Creation of a Community Liaison Group