

# Great Langborough Residents' Association

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## SOUTH WOKINGHAM HIGHWAY STUDY

Response from Great Langborough Residents Association to Consultation document  
1<sup>st</sup> August 2014

The Great Langborough Residents Association (GLRA) has many residents living in roads that will be affected by the chosen route for the South Wokingham Distributor Road. On behalf of them I am providing the following feedback. We would like you to ensure that it is considered in the public consultation process.

1. In summary we support the council's proposal of **The Central Route, but with Alternative Link B1** based on the following points:

- the report stated that one of the main considerations in choosing the proposed road route was the impact on existing residents who live close to the railway line. When they purchased their property there was no road noise or pollution to take into account - as there was no road. We are very pleased that the council is taking existing residents into consideration. We fully support the importance that the report gives to this criterion.

- Unfortunately, whilst The Central Route B meets the above criterion for the portion of the road going through the new housing estate, it does not do so for the remainder of the route to the Finchampstead Road. The road diverts back towards the railway line and goes directly by the side of Knoll Farm, thereby significantly affecting the residents of Knoll Farm and many in Gipsy Lane.

**# Alternative Link B1 does meet the above criterion.**

Flood issues for route B1

1.1. The report highlights the greater flood mitigation that would be required for Option B1. However, the report also makes frequent reference to the fact that these conclusions are based on data that is several years out of date. Since the survey, significant culverting work has been carried out in Molly Millar's Lane and the current state may therefore have changed significantly.

1.2. In the **flood Risk Review**, the report makes frequent reference to the need for further survey work. I draw your attention to the paragraph below: -

Main Report 4.5.31: "The west part of the route is within the Emm brook flood plain and so adequate flood compensation would be required. **The Emm Brook bridge crossing and flood compensation are considered to very significant issues which require early resolution to determine the viability of the whole SWDR and its connection to the Finchampstead Road.**

If this option is preferred it is recommended that early dialogue with the EA is carried out to determine an acceptable flood compensation proposal to address the flooding issues. Refer to paragraphs 3.4.14 to 3.4.18 for a more detailed analysis of the flood issues in this area."

*#- We strongly recommend that no choice of route is finalised until the flood risk assessment has been updated. Choosing a route without new data could result in a choice that has major impact on all residents, new and existing, and also necessitates extensive and costly unexpected flood mitigation measures – the worst possible scenario.*

## 2. Regarding the road itself:

we recommend that: -

- the road speed must be kept to 30mph throughout
- a "low-noise road surface" is used throughout
- for the portion of road from where it leaves the housing estate until it joins the Finchampstead

road, "bund walls", or equivalent, are put in place alongside the road to absorb as much noise as possible.

### **3.. Regarding Traffic modelling; -**

**Section 5 Model Outcomes** covers the traffic forecasting for the various junctions. It presents a very concerning picture at the Easthampstead Road junction but even more so at the Carnival Pool roundabout (5.2.5) where traffic is predicted to block back to Tesco supermarket.

3.1. This is further highlighted in Appendix L Section 8 Conclusion para 8.1.7: -

"The modelling has highlighted that the Carnival Pool Roundabout becomes a pinch point in the future year and it is recommended that a scheme to alleviate this is investigated, **whether that be a change to the Langborough Road access or a scheme at the roundabout itself has not been examined.**"

*#. Clearly any change affecting the Langborough Road interchange is of considerable concern to our residents.*

*We are also concerned about the impact on residents living in roads which are in close proximity to the new road, and in particular those in Southlands Road, Gipsy Lane, Murdoch Road and Langborough Road where there is likely to be a serious impact on the volume of traffic using those roads and expect the council to incorporate this in their review.*

*#. We would also like to raise the issue that the modelling does not take into account any new development around and in Elm's Field both residential and retail which will add to the problem and should perhaps give pause for thought over that development generally.*

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