



**OFFICER REPORT TO LOCAL COMMITTEE
(WAVERLEY)**

RESPONSE TO PETITION: DUNSFOLD ROAD, ALFOLD

21 SEPTEMBER 2012

KEY ISSUE

To respond to a petition presented by Mrs P Dovey on behalf of the residents of the Compasses Mobile Home Park and of Dunsfold Road and adjoining properties, Alfold.

PETITION

The petition was presented as follows:

The petition is made to the Local Committee by both groups of residents to make members aware of their united concerns relating to:

- The impact that the increased and increasing use of Dunsfold Road by Heavy Goods Vehicle (HGV) users to obtain access to Dunsfold Park has had on residents.
- The similar impact which HGVs have on other users of the road, i.e. cyclists and pedestrians, particularly the mainly elderly residents from the Compasses and children.
- The damaging impact these vehicles have had on the road itself.

The petitioners request that the Committee considers providing protection to Dunsfold Road users by declaring Dunsfold Road as unsuitable for use by HGVs.

RESPONSE

1. Waverley Borough Council Planning Policy

Waverley Borough Council recognises that Dunsfold Park is the largest employment site within the borough, and identifies it as an

opportunity for further employment development. The following is an extract from Waverley's Core Strategy Pre-Submission of August 2012, which is currently out to public consultation and is available on the Waverley Borough Council website:

10.43 *Dunsfold Park was initially built as an airfield during the Second World War, and was subsequently used by Hawker Siddeley (subsequently British Aerospace) for the development and manufacture of military aircraft, employing approximately 890 people, making it Waverley's largest employer. Following the withdrawal of BAe Systems (the successors to British Aerospace) in 2000, the aerodrome was purchased by the Rutland Group, who formed the airfield operating company, Dunsfold Park Ltd.*

10.44 *Dunsfold Park is still the largest employment site in the Borough. There are now more than 80 companies on the site with over 600 employees and 44,498 sq m of commercial floorspace in 2009. Many of the buildings and parts of the open space have been leased for a wide range of industrial, commercial, distribution and storage activities. Other activities include police driver training and filming. The airfield is still operational being used by the Surrey Air Ambulance and for an annual air show as well as some limited use for flying activities associated with the aerodrome tenants.*

10.45 *The site represents an opportunity for employment development, intensification and expansion of activity to support the economic needs of the Borough. Dunsfold Park is not the Council's preferred location for accommodating housing growth.*

Policy CS10: Employment Development at Dunsfold Park

The Council supports the continuation and expansion of employment activity at Dunsfold Park, as identified on the Plan (...), subject to the following matters being addressed in a detailed masterplan:

- *appropriate uses including the development of renewable technologies;*
- *environmentally acceptable levels of aircraft movement;*
- *mitigating environmental impacts of development including noise and disturbance to adjoining communities;*
- *the need for access and transport accessibility to the site to be improved in view of its rural location;*
- *the location of development with particular focus on areas of previously developed land.*

2. **Operator Licences**

Businesses with HGVs based at Dunsfold Park require an Operator's License, or 'O' License, issued by the Traffic Commissioner. A number of existing 'O' licenses for Dunsfold Park stipulate access via the Compasses gate, including that of Cranleigh Freight Services, one of the larger HGV businesses on the site.

3. **Accidents**

In the past five years a single accident has been recorded by the Police on Dunsfold Road/Three Compasses Lane between the junction with the A281 and the gated access to Dunsfold Park. This involved a collision between a car and a motorcycle in March 2008 at the sharp bend at the Dunsfold Road/Three Compasses junction.

4. **Speed Limit**

The Committee is reminded that in December 2007 it authorised the introduction of a 40mph limit along Three Compasses Lane and Dunsfold Road (previously 60mph), and that the reduced speed limit was introduced in 2008.

5. **Discussion**

The petitioners request that Dunsfold Road is signed as 'Unsuitable for HGVs'. The Area Highway Manager will consider such signing only where HGVs are regularly getting physically stuck, which is not the case here. In view of the significance of Dunsfold Park as a centre for employment, it is not recommended that any form of restriction on HGVs' use of Dunsfold Road and Three Compasses Lane is introduced.

OFFICER RECOMMENDATION

The Local Committee (Waverley) is asked to agree not to introduce any restriction on HGVs' use of Dunsfold Road and Three Compasses Lane, Alfold.

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