SURREY COUNTY COUNCIL

LOCAL COMMITTEE (TANDRIDGE)

DATE: **6 November 2020**

SUBJECT: **Member Question: Lingfield Pinch points**

DIVISION: **Lingfield**

Question

The Lingfield pinch points are well known locally, in December 2014 the local committee received a petition with over 1000 signatures asking for them to be removed or another measure be installed to allow vehicles to exit Bay Trees. The pinch points have caused numerous accidents with damage to cars and countless near misses, which are often unreported.

I received vast number of emails and calls from local residents who are angry and frustrated by these pinch points and ask the county council take some action.

Please can Highways advise on the options available for this section of road?

Response:

A set of pinch points were installed in Lingfield during 2013 by a developer, (who obtained planning permission on appeal), in order to reduce vehicle speeds and enable safe access from a new development of 18 houses. The scheme was subject to a monitoring period, and after this closed in February 2015 the Local Committee identified several desired amendments to the scheme. Both SCC officers and the Police were supportive of the scheme on safety grounds. There was significant local opposition to the pinch points from the Parish Council and residents, with a petition coming to the Local Committee with over 1000 signatures in December 2014.

Planning permission was granted on appeal in January 2011 for the 18 new homes at land at The Bays (now known as Bay Trees), Godstone Road, Lingfield. A speed management scheme comprising of the relocation of the 30 mph speed limit to a point around 225m north west of the existing position and the provision of 2 kerb-build outs was a requirement of the planning permission granted.

The Local Committee agreed at the meeting on 9 December 2011, when the Traffic Regulation Order for the change in the speed limit was discussed, that the speed management scheme should be monitored for a year. The monitoring was to be on the basis of congestion, traffic diversion, traffic speeds and recorded personal injury accidents.

The County Council entered into a Section 278 Agreement under the Highways Act 1980 on 18 September 2012 to enable the developer to undertake the works on the highway. The kerb build outs, and the moving of the speed limit were completed in December 2012.

A Stage 3 Road Safety Audit was conducted in February 2013 and amendments to the scheme to address the issues raised were undertaken by the developer at their expense in spring 2013. The access works were completed in September 2013 and the formal monitoring period began on this date.

The monitoring period ended on 5 September 2014 and, under the terms of the Section 278 Agreement, the County Council had 6 months to consider the outcome of the monitoring and to request amendments, should they be considered necessary.

A report was brought to the Local Committee in December 2014, to review the outcome of the monitoring. This report made the following recommendations:

The Local Committee (Tandridge) is asked to agree that:

(i) The monitoring of the speed management scheme in Godstone Road, Lingfield has demonstrated that in terms of congestion, traffic diversion, traffic speeds and recorded personal injury accidents, there is no justification for the removal of the scheme.

(ii) Should the Committee determine that the scheme should be removed and/or substantially amended, it would not be reasonable to undertake this at the expense of the applicant.

The committee received a petition from Mrs Pam Erskine, a resident who lives in the thatched cottage in between the pinch points, 1060 signatures from local residents requesting that the pinch points on Godstone Road in Lingfield are demolished.

The committee determined to defer the decision from the December meeting, in order to prepare a new report by March 2015 (proposing potential amendments to the scheme), continue the monitoring and to consult with the Lingfield and Dormansland Parish Councils prior to the report being submitted to the Committee.

In order to remain within the 6 month deadline for amendment, a special meeting of the local committee was scheduled for February 2015.

At the February 2015 meeting, the Local Committee received statements from Parish Council Chairman Chris D'Avray, and from Mrs Erskine.

The Local Committee agreed there was no justification to remove the scheme, and identified some amendments subject to funding:

- 'Keep Clear' markings in the carriageway at the pinch point closest to the village in order to prevent vehicles queuing to enter the village from stopping vehicles from exiting.

- Review and replace signage and explore more robust illuminated signage, in consultation with Surrey Police and Parish Councils.

- Provision of a VMS sign and ‘keep clear’ markings at the pinch point closest to the village.

There have since been several site visits to try to determine feasible and affordable alternative options for the junction of Bay Trees and Godstone Road.

Options that have been considered, but are not in broad terms feasible and/or affordable are:

- To buy land and gain consents to move a listed wall to give greater visibility for the exit from Bay Trees;

- A signalised junction (too close to the entrance to nearby businesses and properties, may require purchase of land to install signal posts);

- Install alternative traffic calming scheme through the village to support a reduction in speed limit (road is on bus route and road tables may not be effective and may be noisy. Priority give way had already been considered as the most effective option for reducing traffic speed. Issue of sight line for exiting Bay Trees would remain.)

It is suggested that the signs on the pinch points could be enhanced, and a review of road markings carried out. Any changes may require a road closure in order for the works to be carried out safely. The likely timeframe for the earliest that this proposal could be undertaken is at the start of the next financial year, subject to funding.

The Local Committee could consider adding this proposal to the Forward Programme for the next Financial Year.

References

Agenda Papers December 2014 Local Committee
Supplementary papers - petitions for December 2014 meeting
Agenda Papers for February 2015 meeting of the Local Committee
Minutes from February 2015 meeting of the Local Committee

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