

**Proposed Decision to be taken by the  
Deputy Leader  
on or after 21 February 2014**

**Addition of Three Developer Funded Highway Improvement  
Schemes to the Capital Programme**

**Recommendation**

That the Deputy Leader gives approval to add the three proposed schemes to the 2014/15 capital programme at a total estimated cost of £1,050,000, subject to the applicable Section 278 Agreements with the relevant Developers that provides for 100% funding of each project being signed. These are:

- 1) A new roundabout on the A444 Weddington Road Nuneaton for Davidsons Developments Ltd;
- 2) A new roundabout at Friday Furlong/ Waterloo Road junction Bidford-on-Avon for Taylor Wimpey West Midlands; and
- 3) A new footway/cycleway on Welsh Road East Southam to connect the town to Insight Park (developer Tompkins Construction).

**1.0 Key Issues**

- 1.1 On 15 February 2011, Council reconfirmed the delegated power to the Leader, or body nominated by the Leader, to approve the addition to the capital programme of projects costing less than £1.5 million, which are fully funded from external grants, developer contributions or from revenue.
- 1.2 These schemes will be fully funded by a developer contribution ring-fenced for the works in question. There are no alternative uses for the contribution and the addition of the schemes will not affect the overall level of available capital resources.

**2.0 Proposals**

**New Roundabout for Residential Development off A444 Weddington Road, Nuneaton**

- 2.1 A planning application was submitted by Davidsons Developments Ltd to Nuneaton and Bedworth Borough Council for a residential development (326 dwellings). Planning permission was granted on 20 February 2012 (ref: APP/W3710/A11/2160148). The conditions relating to the development require the Developer to provide a new site entrance via a roundabout.

In order to pursue this, the Developer is required to enter into a Section 278 Agreement with the Highway Authority.

2.2 A map showing the proposed new four arm roundabout on the A444 Weddington Road is included at **Appendix A**. Note that the roundabout will be designed so that a fifth arm can be added at a later date when further development is brought forward.

2.3 Subject to the recommendation being agreed, the County Council can enter into a Section 278 agreement with the developer Davidsons Developments Ltd to undertake the works at an estimated cost of £550,000 including fees. Under the agreement, the works will be fully funded by the developer. Tenders are expected to be invited in February 2014 and, subject to the signing of the S278 agreement, works are expected to commence at the beginning of May 2014.

### **3.0 New Roundabout for Residential Development off Friday Furlong, Waterloo Road, Bidford-on-Avon**

3.1 A planning application was submitted by Taylor Wimpey West Midlands Ltd to Stratford-upon-Avon District Council for a residential development (108 dwellings) and doctors surgery. Planning permission was granted on 5 April 2013 (ref: 09/00247/OUT & 13/00251/REM).

3.2 The roadworks that are required to be carried out via the Section 278 Agreement include construction of a four arm new roundabout on Waterloo Road to provide a safe access to the various elements of the development. A map showing the site referred to is included at **Appendix B**.

3.3 Subject to the recommendation being agreed, the County Council can enter into a Section 278 agreement with the developer Taylor Wimpey West Midlands Ltd to undertake the works at an estimated cost of £390,000 including fees. Under the agreement, the works will be fully funded by the developer. Tenders are expected to be invited in February 2014 and, subject to the signing of the S278 agreement, works are expected to commence at the beginning of April 2014.

### **4.0 New Footway/ Cycleway to Connect Insight Park to Southam along Welsh Road East**

4.1 A planning application was submitted on 21<sup>st</sup> January 2011 by Tompkins Construction Ltd to Stratford on Avon District Council for a mixed-use development. Planning permission was granted on 23 March 2012 (ref: 10/02780/FUL).

- 4.2 The roadworks that are required to be carried out via the Section 278 Agreement include construction of approximately 250m of new shared-use footway/cycleway from the urban fringe of Southam to the new access junction to Insight Park. A map showing the site referred to is included at **Appendix C**.
- 4.3 Subject to the recommendation being agreed, the County Council can enter into a Section 278 agreement with the developer Tompkins Construction Ltd to undertake the works at an estimated cost of £110,000 including fees. Under the agreement the works will be fully funded by the developer. Tenders are expected to be invited in February 2014 and, subject to the signing of the S278 agreement, works are expected to commence in April 2014.

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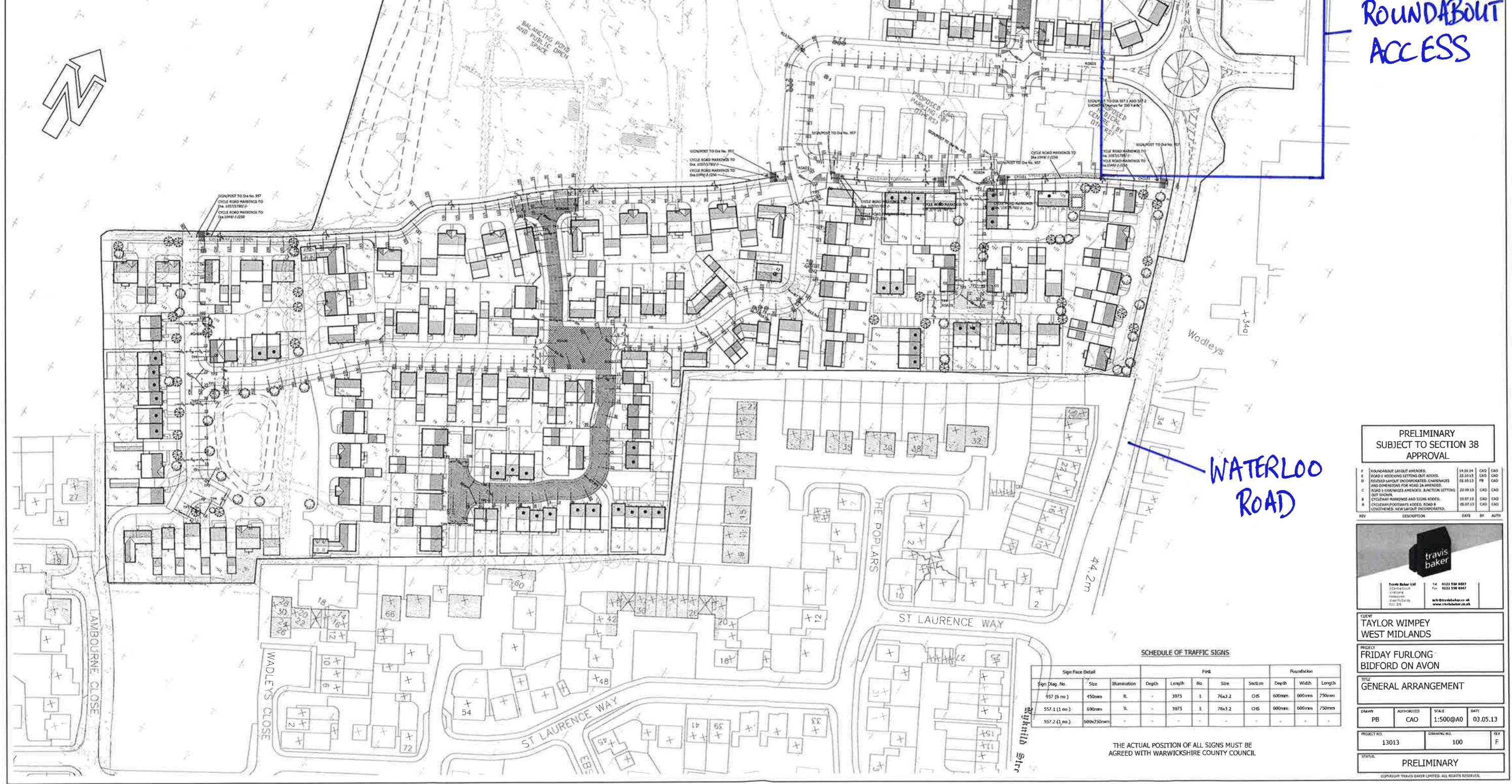




JUNCTION DETAILS - ROAD 1 - ROAD 2 - ROAD 3			
Curve	Start	End	Level
Curve 1	720.370	745.437	0.000
Curve 2	717.209	745.400	38.912
Curve 3	713.293	737.288	38.922

ROAD 1 - ROAD 2 - ROAD 3			
Curve	Start	End	Level
Curve 1	808.008	1004.851	0.000
Curve 2	828.102	1009.882	42.106
Curve 3	823.726	1001.687	42.148

ROAD 1 - ROAD 2 - ROAD 3			
Curve	Start	End	Level
Curve 1	908.881	1028.385	0.000
Curve 2	908.721	1007.848	41.237
Curve 3	911.329	1018.128	41.568



NEW ROUNDABOUT ACCESS

WATERLOO ROAD

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REV	DESCRIPTION	DATE	BY	AUTH
1	PRELIMINARY LAYOUT ARRANGED	18.05.14	CAO	CAO
2	ROAD 1 WIDENING SETTING OUT ARRANGED	22.05.13	CAO	CAO
3	REDESIGNED LAYOUT INCORPORATING CHANGES AND DIMENSIONS FOR ROAD 1A ARRANGED	22.05.13	PE	CAO
4	ROAD 1 CHANGES AMENDED. JUNCTION SETTINGS OUT ARRANGED	22.05.13	CAO	CAO
5	CHANGING MARKINGS AND SIGNAGE ARRANGED	19.07.13	CAO	CAO
6	CHANGING MARKINGS AND SIGNAGE ARRANGED	19.07.13	CAO	CAO
7	LENGTHENED. NEW LAYOUT INCORPORATED	19.07.13	CAO	CAO

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CLIENT  
 TAYLOR WIMPEY  
 WEST MIDLANDS

PROJECT  
 FRIDAY FURLONG  
 BIDFORD ON AVON

TITLE  
 GENERAL ARRANGEMENT

DRAWN  
 PB  
 AUTHORIZED  
 CAO  
 SCALE  
 1:500@A0  
 DATE  
 03.05.13

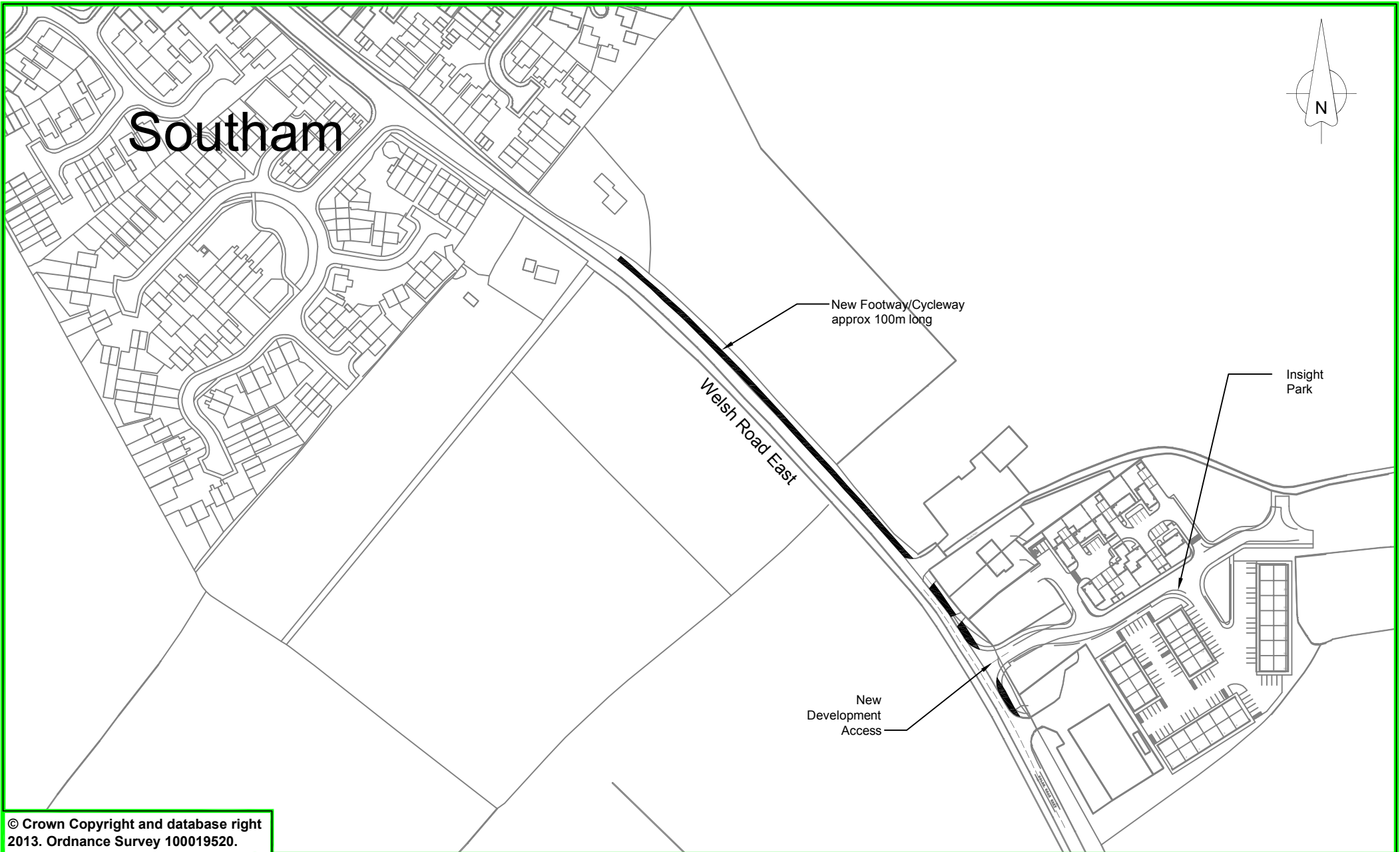
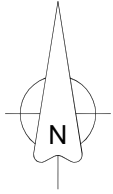
PROJECT NO.  
 13013  
 DRAWING NO.  
 100  
 REV  
 F  
 STATUS  
 PRELIMINARY

SCHEDULE OF TRAFFIC SIGNS										
Sign Flag No	Size	Illumination	Depth	Length	No	Size	Section	Depth	Width	Length
557 (6 no)	450mm	IL	-	3075	1	76x3.2	CHS	600mm	600mm	750mm
557.1 (1 no)	600mm	IL	-	3075	1	76x3.2	CHS	600mm	600mm	750mm
557.2 (1 no)	600x250mm	-	-	-	-	-	-	-	-	-

THE ACTUAL POSITION OF ALL SIGNS MUST BE AGREED WITH WARWICKSHIRE COUNTY COUNCIL



# Southam



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Ref No.	Drawn: <b>CDT</b>	Date: <b>16-01-14</b>	Checked: <b>NH</b>	Date: <b>20-01-14</b>	Approved: <b>CMS</b>	Date: <b>20-01-14</b>
Drg No. <b>9.2-C36-017-002</b>	Rev: <b>-</b>	Scale: <b>1:2500</b>	Size: <b>A4</b>	QA DOC 02/96	Status: <b>Approved (Level 3)</b>	
Project: <b>C36 - Welsh Road East Footway, Cycleway and Drainage Works</b>		Title: <b>Deputy Leaders Decision Making 21 February 2014 Appendix C</b>				



This plot was produced from a digital source so may not be at true scale. It is the recipient's responsibility to confirm its accuracy.

APPENDIX C