

UPDATE REGARDING THE ROAD PROPOSAL FROM THE DEVELOPER OF 76 THE AVENUE

Dear Residents,

You may have seen by now the leaflets placed through doors by the developer of 76 The Avenue in relation the proposed development and road improvements.

We have been in discussion with the developer around his plans for the development and the changes to the road and indeed the developer of 76 The Avenue made a £5,000 contribution to the most recent repair.

Whilst we have been a contact point for the developer regarding the road The Association was simply set up to raise funds to repair and maintain the existing road whilst retaining the 'unmade' character and therefore takes a neutral view around planning decisions concerning new developments on the road - these are for residents /freeholders to either support or oppose on an individual basis as per planning rules, however we have engaged with developers to ensure any new developments make their financial contribution to maintain the road in its current form.

As we have already seen with the improved road surface, at least on an anecdotal level, speed (rather than traffic volume) currently seems to be the overriding issue with the road

Clearly, should a more permanent hard road surface be implemented the issue with speed (and traffic volume) will undoubtedly become worse and therefore The Association's view is that any improvement that takes place of this type would need to ensure that extensive traffic calming measures are implemented in order to significantly reduce speed and actively discourage through traffic and this would need to be agreed with residents.