

**Committee Name and Date of Committee Meeting**

Delegated Officer Decision – 12 September 2024

**Report Title**

New Orchard Road and Kingsforth Road, Thurcroft proposed No waiting at any time restriction

**Is this a Key Decision and has it been included on the Forward Plan?**

No, but it has been included on the Forward Plan

**Assistant Director Approving Submission of the Report**

Simon Moss, Assistant Director, Planning, Regeneration & Transport

**Report Author(s)**

Nigel Davey Engineer  
01709 822380 or nigel.davey@rotherham.gov.uk

**Ward(s) Affected**

Thurcroft and Wickersley South

**Report Summary**

The purpose of this report is to consider 2no unwithdrawn objections to a proposed no waiting at any time restriction on New Orchard Road and Kingsforth Road, Thurcroft (both sides of the road), Thurcroft, from its junction with the B6060 Woodhouse Green as shown on Appendix A. The key recommendation of the report is to continue with the making of the order.

**Recommendations**

That the Assistant Director of Regeneration and Environment exercises his delegated powers with regard to the proposal shown on drawing No RB2019/1988 attached as Appendix A, and gives approval to:-

- Not accede to the objections submitted
- Respond to the objectors making them aware that it is intended to implement the no waiting at any time proposal as advertised and consulted upon.
- Authorise the Head of Legal Services to make the order and implement the waiting restriction.

**List of Appendices Included**

Appendix A Kingsforth Road / New Orchard Road, Thurcroft - Proposed No waiting at any time

Appendix B Equalities Assessment

Appendix C Carbon Impact Assessment

**Background Papers**

None.

**Consideration by any other Council Committee, Scrutiny or Advisory Panel**

Not applicable

**Council Approval Required**

No

**Exempt from the Press and Public**

No

## Report receipt of objections to proposed No Waiting at any Time restriction on New Orchard Road and Kingsforth Road, Thurcroft

<b>1.</b>	<b>Background</b>
1.1	<p>Following approval of a planning application for a number of new industrial units, on existing undeveloped land that will have vehicle access taken from Kingsforth Road, Thurcroft (application No RB2019/1988, approved 26<sup>th</sup> February 2021 refers), it was required that on both sides of the affected roads, a length of 'no waiting at any time' yellow line restriction, be implemented.</p> <p>The length of waiting restriction applies, on both sides of New Orchard Road, extending from the junction with the B6060 Woodhouse Green, for a distance of approximately 55m in a generally easterly direction.</p> <p>On Kingsforth Road, the restriction will apply from it's junction with New Orchard Road, on both sides of the road, for a distance of 70m in a northerly direction.</p> <p>The aim of the proposed waiting restriction is to ensure the free and safe flow of traffic along these sections of road. See Appendix A.</p>
<b>2.</b>	<b>Key Issues</b>
2.1	<p>The approved planning application will develop the land to the north of Kingsforth Road. This area of land was previously undeveloped land. Access to this development site is via the B6060 Woodhouse Green, along New Orchard Road, before turning onto Kingsforth Road, with access to the proposed new development, taken from the end of Kingsforth Road. There are numerous existing industrial units along Kingsforth Road, with vehicle access taken directly from Kingsforth Road.</p>
2.2	<p>A scheme to ensure the free and safe flow of traffic along these roads was drafted and an initial consultation exercise was undertaken in February 2024. This scheme entailed a length of restriction on New Orchard Road, with a length of no waiting at any time for a distance of 55m, and a length of no waiting at any time restriction on Kingsforth Road for 20m. This consultation exercise resulted in one objection being received from Thurcroft Parish Council. However, a request from a business on Kingsforth Road for the length of restriction on Kingsforth Road to be extended to cover the extent of their vehicle accesses was also received. The request stated that large vehicles often have difficulty accessing their premises on Kingsforth Road, due to inappropriate on street parking, near to their premises gates.</p>
2.3	<p>Further observation on site confirmed that vehicles were parking near to vehicle accesses, and that they would restrict movement of larger vehicles entering and exiting these premises. A further scheme was therefore designed that would address this issue, by extending the proposed waiting restriction on Kingsforth Road to a distance of 70m from its junction with New Orchard Road, an increase of 50m from that previously consulted upon.</p>
2.4	<p>The proposed no waiting at any time traffic order notice was therefore re-advertised from 27<sup>th</sup> June 2024 to 26<sup>th</sup> July 2024, in the Rotherham Advertiser, on street in the form of notices attached to existing lighting</p>

	<p>columns, as well as letters being delivered to affected frontages. Two responses objecting to the proposal were received. One being from a business on Kingsforth Road, and the second, was Thurcroft Parish Council.</p> <p>The objection from the business is as follows:</p> <ul style="list-style-type: none"> <li>I strongly object to extension of these limits. The Highway code says no parking 10m from a junction, so fair enough I accept that, but to extend past my workshop entrance is ridiculous. If a delivery driver cannot get around then he /she should not be driving that size vehicle. This is all because Rotherham Council are greedy putting up unit without adequate infrastructure</li> </ul> <p>As stated previously, Thurcroft Parish Council had lodged an objection to the originally consulted length of waiting restriction. Their objection to that was as follows;</p> <ul style="list-style-type: none"> <li>The Council have considered the proposed restrictions for 'No Waiting At Any Time' on New Orchard Road and Kingsforth Road, Thurcroft. The council would like to add comment to the proposal on the grounds that the restrictions are necessary for access to the new warehouses that will enter from Woodhouse Green.</li> </ul> <p>The Council would also like to object on the grounds that the 'No Waiting At Any Time' restrictions may further displace the parking onto nearby Osbert Drive due to the waiting restrictions that are proposed to be introduced on New Orchard Lane, Thurcroft.</p> <p>The council would like to raise an additional concern that an access road should have been placed onto Kingsforth Lane so as not to increase the traffic onto Woodhouse Green but the council understand that this should have been considered as part a material consideration on the original planning application.</p> <p>Thurcroft Parish Council also lodged an objection to the revised length of waiting restriction. Their objection to that was as follows;</p> <ul style="list-style-type: none"> <li>The Parish Council are firm on the position that these are a reactive method to the road access not being wholly suitable for the infrastructure to the new units that are currently being built. The council would like to continue with their current objection that is submitted.</li> </ul>
2.5	<p>In addressing the objections received, our response is as follows</p> <p><u>Concerns regarding the access for the new development</u></p> <p>Vehicle access to the proposed new industrial units via Kingsforth Road was a consideration at the planning application stage and was resolved via that decision making process. As part of that planning</p>

	<p>approval, a sum of monies was lodged with the Council by the developer to pay for the Council's Transport Infrastructure Service, to investigate whether any waiting restrictions would be required as part of this development. It is our view, that waiting restrictions will be required to ensure the free and safe flow of traffic along New Orchard Road and Kingsforth Road is maintained over the lengths promoted.</p> <p><u>The Parish Council believe that the traffic will be displaced further along to Osbert Drive and New Orchard Lane where parking is already an issue</u></p> <p>From observation on site, the parking that is currently taking place on Kingsforth Road, appears to be associated with the adjacent businesses, either, as employees, or as part of the operation of the adjacent business e.g. garage servicing facility. From observation, there appears to be sufficient capacity within some of these units to facilitate parking within their curtilage, such that displacement of vehicles from Kingsforth Road to New Orchard Road is unlikely. It should also be noted, that the public highway is not intended for businesses to operate from without special permission / licence. Where this occurs, the Council may consider action to remedy this. It should also be noted that Osbert Drive, is approximately 120m - 150m away from the area where vehicles currently park on New Orchard Road and Kingsforth Road. The most likely scenario of vehicles being displaced that do not park within the business curtilage, is that vehicles, will be parked further along New Orchard Road which has limited building frontage, limited accesses and good forward visibility.</p>
<b>3.</b>	<b>Options considered and recommended proposal</b>
3.1	As noted previously within this report, one option considered was the shortened lengths of waiting restriction, as originally consulted upon. However, having reviewed comments received, via the consultation process, an amended length of waiting restriction was proposed.
3.2	Another option considered, was having no waiting restrictions at all along the lengths of road under investigation. However, after further investigation, this option was not considered appropriate.
3.3	It is proposed to implement the no waiting at any time restriction shown on appendix A, drawing no RB2019/1988
<b>4.</b>	<b>Consultation on proposal</b>
4.1	All statutory consultees including South Yorkshire Police, South Yorkshire Fire and Rescue etc. the Cabinet Member for Transport and Environment, Thurcroft and Wickersley South Ward Members, Thurcroft Parish Council and the general public via notices on street and in the Rotherham Advertiser

	have been consulted. Two objections were received, one from a business on Kingsforth Road and Thurcroft Parish Council.
<b>5.</b>	<b>Timetable and Accountability for Implementing this Decision</b>
5.1	The purpose of this report is to seek approval to implement the proposed “no waiting at any time restrictions”. Should approval be granted, the amendments to the consolidation order will be undertaken by the Councils Legal department.
5.2	The works to implement the proposed lining on site will be undertaken by the Councils Streetpride Service. The changes will be coordinated with the sealing of the order.
<b>6.</b>	<b>Financial and Procurement Advice and Implications (to be written by the relevant Head of Finance and the Head of Procurement on behalf of s151 Officer)</b>
6.1	The cost of the traffic regulation order and amendments to the signing and lining on site will be met by the developer paid via a Section 106 agreement as part of the approved planning application.
<b>7.</b>	<b>Legal Advice and Implications (to be written by Legal Officer on behalf of Assistant Director Legal Services)</b>
7.1	The relevant Traffic Regulation Order will be amended as set out in the body of the report to reflect the proposals described. The TRO is made pursuant to the Road Traffic Regulation Act 1984 which helps the Council to manage the highway network for all road users, including pedestrians with the aim to improve road safety and access to facilities.
7.2	The appropriate statutory procedure including consultation had been followed as set out in the body of the report.
<b>8.</b>	<b>Human Resources Advice and Implications</b>
8.1	There are no human resources implications arising from the recommendations contained in this report.
<b>9.</b>	<b>Implications for Children and Young People and Vulnerable Adults</b>
9.1	There are no specific implications for children, young people and vulnerable adults arising directly from this proposal.
<b>10.</b>	<b>Equalities and Human Rights Advice and Implications</b>
10.1	An Equalities Assessment has been completed for this report and is attached at Appendix B.
<b>11.</b>	<b>Implications for CO2 Emissions and Climate Change</b>

11.1	A Carbon Impact Assessment has been completed for this report and is attached at Appendix C.
<b>12.</b>	<b>Implications for Partners</b>
12.1.	Failure to secure the traffic regulation order may result in vehicles parking on, or near to the existing junction of New Orchard Road and Kingsforth Road or accesses into the nearby industrial units, which may affect the free and safe flow of traffic, or collisions at the accesses due to restricted visibility.
<b>13.</b>	<b>Risks and Mitigation</b>
13.1	Failure to secure the traffic regulation order may result in vehicles parking on, or near to the existing junction of New Orchard Road and Kingsforth Road or accesses into the nearby industrial units, which may affect the free and safe flow of traffic, or collisions at the accesses due to restricted visibility. The proposed change to the traffic regulation order addresses this.
<b>14.</b>	<b>Accountable Officers</b>
	Nigel Davey, Engineer
	Matthew Reynolds Head of Transport Infrastructure Service

Approvals obtained on behalf of Statutory Officers: -

	<b>Named Officer</b>	<b>Date</b>
Chief Executive	Sharon Kemp	Click here to enter a date.
Strategic Director of Finance & Customer Services (S.151 Officer)	Judith Badger	21/08/24
Head of Legal Services (Monitoring Officer)	Bal Nahal	21/08/24

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