
Technical Note

Project No: ITL16533
Project Title: Tavistock Works, West Drayton
Title: Travel Plan Statement
Ref: ITL16533-011a TPS
Date: 3 June 2024

1.1 Introduction

- 1.1.1 Linea UB7 Ltd (the 'Applicant') has appointed i-Transport LLP to provide transport and highways advice in relation to a planning application for a residential redevelopment at Tavistock Works, West Drayton, within the London Borough of Hillingdon (LBH).
- 1.1.2 The application site currently comprises a single building, totalling some 440sqm of B1 commercial floorspace. The remainder of the site is taken up by open space used as forecourt parking for approximately 15 vehicles. Access is taken directly from Tavistock Road.
- 1.1.3 The proposed development is for a residential scheme comprising 38 residential units. The development is proposed to be permit-free and car-lite (aside from one on-site blue badge parking space).
- 1.1.4 This Travel Plan Statement (TPS) has been prepared to identify the measures that will be implemented to facilitate walking, cycling and public transport use by residents of the following development proposal.
- 1.1.5 It should be noted that the proposal is not required to provide a Travel Plan or Travel Plan Statement, given the size of the proposal falls below the thresholds identified by Transport for London (TfL) in their document 'Travel Planning for New Development in London'; (development of 50 units or more require a Travel Plan Statement). Notwithstanding this, as the proposed development is to be car-free and permit-free, the Applicant wishes to provide this TPS so future residents are encouraged and supported to take-up sustainable travel modes.
- 1.1.6 Accordingly, this TPS is appropriate for the modest scale of development and it is focused on providing sustainable transport information to residents.

1.2 Aims, Objectives and Benefits

1.2.1 The headline aim of the TPS is:

- To encourage and facilitate journeys by new residents by modes other than the private car.

1.2.2 The following additional objectives have also been identified:

- To support a range of sustainable transport alternatives to provide the future residents with options for travel to/from the site;
- To develop an awareness of the options for sustainable travel to and from the site amongst residents;
- To promote car sharing, walking, cycling and public transport as safe, efficient, affordable alternatives to the private car and highlight the health and environmental benefits of using sustainable travel modes; and
- To minimise the impacts of car based travel to the site on the local and strategic highway network and environment.

1.2.3 The TPS will provide a number of benefits for the residents of the site:

- Improved health and fitness through increased levels of walking and cycling;
- Increased travel flexibility offered through wider travel choices;
- The social aspects of sharing transport with others; and
- A better environment within the site and the surrounding area as vehicular movements are minimised and parking pressures are reduced.

1.3 Measures

1.3.1 A range of measures will be developed and promoted for the residents of the development. These will include the following:

- Measures to encourage new residents to walk and cycle;
- Measures to encourage the use of public transport;
- Measures to encourage future residents to utilise a car-club or car-share;
- Information provision;
- A new resident's travel pack; and

- A development social media (Facebook) Group.

Promotion of Walking and Cycling

- 1.3.2 The site benefits from its sustainable location with a range of important everyday facilities and amenities located within a reasonable walking and cycling distance of the site. Residents will be provided with a Travel Information Pack and Facebook Group page (see below) which will both include information on walking and cycling routes and facilities within the local area.

Promotion of Public Transport

- 1.3.3 The site is well located to bus stops for bus routes with regular services and National Rail services (including Elizabeth Line services) can also be accessed within a very reasonable walking distance of the site. To encourage use of these modes, information on the locally available bus, Elizabeth Line and other rail services will also be made available to residents through the Travel Information Pack and Facebook Group page.

Car Club/Car Sharing Scheme

- 1.3.4 Car clubs provide the opportunity for residents to have access to a car without owning a private vehicle. As this transport option has become established in London, surveys have consistently demonstrated the positive benefits of car clubs – including the fact that car club members drive significantly fewer miles than other London drivers and have lower car ownership than Londoners in general.
- 1.3.5 The local car club operator, Enterprise Car Club, have confirmed support for the delivery of an on-street car club vehicle and one-year free car club membership as well as driving credit for each occupier of this development. This will be promoted directly by Enterprise Car Club with additional information also included within the Travel Information Pack (see below).

Information Provision and Marketing

- 1.3.6 New residents will be provided with travel information upon occupation of the property as part of a welcome pack. Any sales marketing, i.e. for Shared Ownership or private sale units will include a leaflet about the sustainability credentials of the development and sales staff will be trained in personal journey planning in order that this service can be offered to new residents shortly after completion of their purchase. The unavailability of parking will also be identified such that future residents are clear they will be required to live car-free at the development. Potential and future residents will also be made fully aware of restrictions against applying for off-site parking permits (unless they hold a blue badge).

Residential Travel Information Packs

1.3.7 The first occupier of each unit will be provided with a residents' Travel Information Pack. The pack will provide information on the above measures; contain information about the objectives of the Travel Plan and non-car mode travel options; and include incentives to encourage use of non-car modes of transport. It is proposed that the following items will be included in the resident's Travel Information Pack:

- Details regarding the provision of broadband access to enable easy access to local home delivery services and home working;
- Map/maps highlighting local facilities and the nearby key destinations, the walking and cycling routes to these, locations of public cycle parking, and the location of bus stops and railway stations;
- Copies of LBH's cycle maps, links to information regarding cycling on LBH's website, and details of cycle training courses that can be delivered by LBH and TfL (ref: <https://www.hillingdon.gov.uk/cycling>);
- Bus and rail maps, timetable information and information about journey planning services including www.tfl.gov.uk and www.nationalrail.co.uk;
- Details of bus and rail fares including bus and train fare cards for students and free bus passes and travel discounts for the over 60's;
- Car club information; and
- Information about the development Facebook Group.

Development Social Media (Facebook) Group

1.3.8 The development Facebook Travel Plan Page will bring together many of the elements of the resident's Travel Information Pack onto a webpage that residents are able to interact with and post new events and information.

1.3.9 The page will be created by the Site Management Company, after which another resident/s will be elected 'admin'. All residents will be able to join this page and post information and events, etc.

