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BISHOPSTEIGNTON PARISH COUNCIL

Clerks Report for the Full Council meeting to be held 06.12.21
Agenda Item 2112.07 Appendix G

PROPOSED DOUBLE YELLOW LINES **Outside the entrance to Cleland Court, Manor Road**

The following request was received from a resident of Cleland Court:

Dear Mrs. Ford,

Re: Cleland Court, Bishopsteignton – Highway Matters Affecting Safety

I would like to draw to your attention a number of issues that continue to affect our community of eight dwellings at Cleland Court in Manor Road, Bishopsteignton.

These issues affect vehicles being able to safely access (or egress) Cleland Court and the risks to pedestrians and buggy-users trying to 'dodge' traffic immediately outside Cleland Court. It also affects our maintenance contractors and ourselves being able to safely access the small side gates.

I have previously written to Devon Highways and received a supportive response from them and suggested that I contact yourself about the idea of introducing 'double yellow lines.'

Devon Highways' reference number is: ENQ211418746.

I have also spoken to Mr Henry Merritt about the issues that we have had at Cleland Court and he has suggested that I write to you.

Please therefore find enclosed, the following information:

1. My email dated 7th May 2021 to Devon Highways, (see below) plus two attachments that outlined the issues.
2. Devon Highways' email response dated 12th May 2021. (see below)

Please feel free to contact me, perhaps if you wish to meet on site then I could discuss / show you. Many thanks.

Kind regards,

Resident details removed in accordance with GDPR

I met with this resident on Monday 22nd November to review the problems caused by the current parking provision. We considered the impact, both positive and negative, of the introduction of double yellow lines. Tegan Faulkner, our DCC NHO, was unable to attend the meeting but fully aware of the outcome and this proposal of which she is supportive.

The following map shows the proposed new DYL for your consideration. If not supportive, alternatives may be suggested.

PROPOSAL:

Bishopsteignton Parish Council to consider giving support for this proposal to be progressed by the Neighbourhood Highways Officer to the Highways & Traffic Orders Committee (HATOC) (Teignbridge branch).

Bishop Clerk

From: [REDACTED]
Sent: 07 May 2021 17:34
To: csc.roads@devon.gov.uk
Cc: [REDACTED]
Subject: Highway Matters Affecting Safety - TQ14 9SX
Attachments: 21-05-07 - email to DevonHC.docx; Location Plan.pdf

Cleland Court, Bishopsteignton – Highway Matters Affecting Safety

Dear Sirs,

We understand that you are responsible for the safety of vehicle users and also pedestrians using Manor Road.

Please see the attached Word document dated 7th May 2021 and PDF Location Plan which describes a number of uregnt issues

We look forward to your prompt response.

Many thanks.

Regards,

[REDACTED]

[REDACTED]

[REDACTED]

Cleland Court, Bishopsteignton – Highway Matters Affecting Safety

Dear Sirs,

We understand that you are responsible for the safety of vehicle users and also pedestrians using Manor Road.

We are owners of Cleland Court in Manor Road, Bishopsteignton, TQ14 9SX and the freehold is owned by White Lodge (Bishopsteignton) Management Ltd.

From a location plan of our site you will see that we are adjacent to a complex junction with Teignview Road at the narrowest part of Manor Road, leading to Berry Hill, on a road curve with steep gradients. The Cleland Court entrance is situated at this complex intersection.

Moreover, we are concerned by increased road hazards which are now potentially leading to serious injury (or worse) for us as property owners and road users. We would therefore draw your attention to the following issues:

1. Illegal parking of lorries and other vehicles on the pavement behind Cleland Court garages for extended periods.
2. Illegal / inconsiderate parking of vehicles at the entrance to Cleland Court and also directly opposite the entrance.
3. Obstructed lines of vision for most of the time for drivers turning onto Manor Road, from Cleland Court.
4. General road congestion (because of issues 1-3 above) makes it very difficult for Ambulances and impossible for fire engines to use the Cleland Court entrance at times.
5. Ongoing damage caused to the two garage buildings by larger vehicle drivers trying to enter or leave Cleland Court.
6. Damage caused by larger vehicles trying to do 3-point turns outside the Cleland Court entrance in a sometimes very congested space, then rolling back and hitting the main gates.
7. Obstructed small gate access to Cleland Court garden for contractor's equipment.

We would like a response to the following points please:

- a) Would you please install bollards in the pavements to prevent vehicles parking on the pavement behind the Cleland Court garages?
(This would allow pedestrians, including mobility scooters and buggies, to use the pavements safely.)
- b) Would you please install yellow-lines on Manor Road? We believe these should be opposite the entrance to Cleland Court, also adjacent to the entrance itself and adjacent to the small gateway leading to the gardens of Cleland Court.
(This would allow free-access / egress of Cleland Court by reducing hazards that currently affects everyone; as referenced in items 1-8 above.)
- c) Would you please realign the large-radius kerbs leading to Cleland Court? This would ensure that vehicles do not strike the garages when accessing or egressing the main entrance.
(The issue is that larger vehicles tilt sideways because of the sudden change in road cambers and then hit either garage.)

We would like to emphasise the following main concerns please:

Email to Devon Highways on 7th May 2021

- We have had near-misses when vehicles exit from Cleland Court onto Manor Road because the 'line of sight' has been compromised by illegal / inconsiderate parking.
- We have had two ambulance call-outs in recent weeks where the drivers have had extreme difficulties because of illegal and inconsiderate parking in Manor Road adjacent to our entrance. The potentially fatal risk that we are not able to get emergency vehicles to Cleland Court or properties nearby remains a serious concern.
- We have already spent hundreds of pounds on repairs to Cleland Court which has been caused by vehicle impacts due to the issues outlined above. These are regular events and there have been three impacts in recent weeks.

Should you wish to discuss the above issues on site with us then please let me know.

We look forward to your prompt response. Many thanks.

Regards,

[REDACTED]

[REDACTED]

[REDACTED]

Bishop Clerk

From: DevonHighways@devonhighways.co.uk
Sent: 12 May 2021 10:22
To: [REDACTED]
Subject: Devon Highways - Update - ENQ211418746

Devon Highways - Update - ENQ211418746



Dear Sir/Madam,

ENQ211418746

Highway Comments, Enquiry
Location: Manor Road, Bishopsteignton

Further to your communication received on 10-May-2021 the record was completed on the 12-May-2021.

The following information is now available;

Thank you for contacting us regarding your concerns for vehicular and pedestrian safety in the vicinity of Cleland Court on Manor Road, Bishopsteignton.

I will respond to your questions in order:

a) I can certainly appreciate your concerns regarding vehicles being driven and parked onto the footway. Although we acknowledge that the minority of motorists who may do this are the source of much anxiety for local residents and other road users, the fact that they fail to drive and park their vehicles in an appropriate manner is due to the attitude and responsibility of the individual, rather than any possible lack of measures provided by the Highway Authority. Where driver behaviour is a common or recurring problem, there may be justification for increased enforcement activity by the Police, subject to their own priorities.

Unfortunately it would not be possible for any bollards to be installed in the area as Devon County Council no longer supports the introduction of new bollards.

b) This is certainly something that could be explored and progressed. In villages such as Bishopsteignton where parking is in short supply and can be an emotive issue we usually ask that any requests for Double Yellow Lines first be put raised with the Parish Council so that a view of the overall community can be sought. In order to introduce Double Yellow Lines to a road a very lengthy and costly legal procedure has to be undertaken. As such we do not like to start this process on locations where the wider community may object to the proposal and hence that money and time be wasted. If you raise your concerns and request for double yellow lines with the Parish Clerk they can then liaise with me on the issue.

c) Devon County Council can not be held responsible for damage to private property caused by third parties. The responsibility for this lies with the drivers. If large vehicles can not access the site without causing damage then more appropriate vehicles should be used. It may be that if Double Yellow Lines are introduced that this will help the larger vehicles to make a better approach.

Whilst I can certainly appreciate that there may be a perceived danger here, this is true of anywhere on the Highway network, and it should be noted that our current data over a five-year period (2016 to 2020, inclusive) does not highlight this area as being a dangerous location. In fact there is no history of any recorded collisions involving pedestrians or other vehicle users in this area during that period, and this road is therefore demonstrated to be far safer than many other locations around the county.

As such it would not be possible to the area to be treated as a priority for any measures, especially when it would be competing for the same extremely limited funding as locations where far more significant safety concerns have been demonstrated to exist.

I appreciate that this may not be the answer you were seeking but trust that the above has made our position clear.

Please do not respond to this email as it is system generated. If you require further information please visit our [website](#)
Thank you.

Tegan Faulkner
Devon Highways

