



HIGHWAY CONDITION SURVEY, CAMP ROAD

22/02692/DISC-Heyford Park

Phase 10-Discharge of conditions 22
(Construction Management Plan)

Heyford Park, Camp Road, Upper Heyford, Bicester

Dorchester Living Limited

Introduction

A before-work commencement highway condition survey has been requested by Cherwell District Council/Oxfordshire County Council on a section of Camp Road in Heyford Park, Upper Heyford, Bicester regarding a full planning application ref: 22/02692/DISC. This application is for a housing development called Phase 10 and the following planning conditions need to be discharged to comply with the consent.

1. Condition 22 - Prior to commencement a Construction Environment Management Plan shall be updated to include a Highway Condition Survey of the road adjacent to the Phase 10 development.

This survey has been completed subsequent to comments from OCC following an initial Planning Application. This survey was undertaken by Jon Hicks of OCC and Barry Dell of Dorchester Living Limited on 12th January 2023. Photographs were taken across the length of Camp Road where the highway runs parallel to the Phase 10 site which is from just west of Dacey Drive to approx. 10 Metres west of Izzard Road, see figure 1. This survey identifies existing defects to the highway by visual inspection only. The remaining section of Camp Road adjacent to Phase 10, from Izzard Road going west, is due to be upgraded under a 278 Agreement with works starting on 16th January 2023. Consequently, the survey of this area was not undertaken as the existing road will be totally upgraded during early 2023.

The start of the survey was from just west of Dacey Drive and along Camp Road looking west.

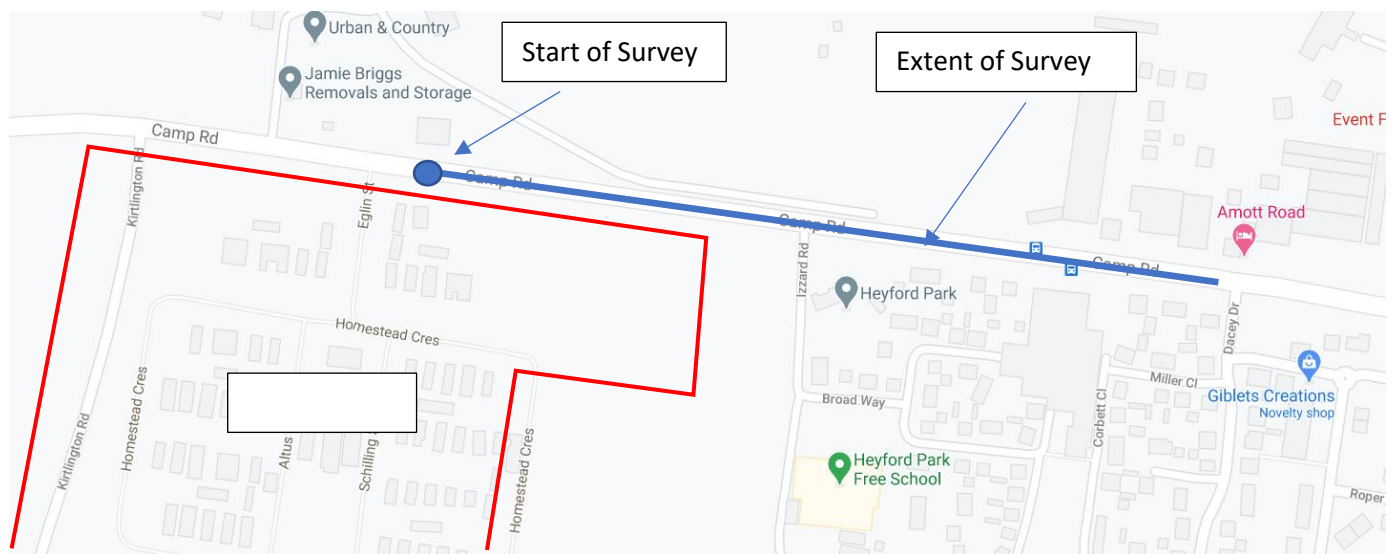


Figure 1

Photographs

Record photos 1 to 20 are included below with a brief commentary on any recorded defects. The approximate location of each photograph is shown on the enclosed layout plans.

It should be noted that the road surveyed was upgraded approx. 4 years ago under a separate 278 agreement and is likely to be subjected to further inspections and remedial works over the next few months, prior to final adoption by OCC.

Photo 1



- Verge edge run over by traffic and landscaping damaged
- Entrance to driveway muddy as traffic has cut across landscaping

Photo 2



- Entrance to driveway muddy and landscaping run over and damaged

Photo 3



- Bollards damaged and leaning over – part out of base sockets
- Concrete drainage chute installed by road contractor- not as design drawing

Photo 4



- Bollards damaged and leaning over – part out of base sockets
- Concrete drainage chute installed by road contractor- not as design drawing
- Kerbs damaged and misaligned

Photo 5



- Repair patch around gully is failing
- Original tarmac around patch is cracking
- Grass and weeds growing through kerb to path joint

Photo 6



- Tarmac cracking adjacent to a construction joint
- Weeds growing at junction between road and kerb

Photo 7



- Tarmac cracking around gully grating
- Damaged kerb repaired

Photo 8



- Tarmac cracking at bottom of ramp

Photo 9



- Verge damaged by traffic overrunning the landscaping

Photo 10



- Gully not draining and full of debris- no swale installed to collect gully runoff

Note.

Swale and gully connection due to be installed under a separate 278 Agreement in 2023

Photo 11



- Gully not draining and full of debris- no swale installed to collect gully runoff

Note.

Swale and gully connection due to be installed under a separate 278 Agreement in 2023

Photo 12



- Kerbs damaged and misaligned

Photo 13



- Gully not draining and full of debris- no swale installed to collect gully runoff
- Tarmac around gully cracked
- Gully grating is sinking suggesting that gully pot under is collapsing

Note.

Swale and gully connection due to be installed under a separate 278 Agreement in 2023

Photo 14



- Gully not draining and full of debris- no swale installed to collect gully runoff
- Weeds growing around edge of gully grating

Note.

Swale and gully connection due to be installed under a separate 278 Agreement in 2023

Photo 15



- Bollards leaning suggesting that base sockets are loose
- Landscaping just weeds – little grass evident

Photo 16



- Verge overlapping onto tarmac- preventing lateral drainage
- Weeds and grass growing at edge of tarmac

Photo 17



- Tarmac cracking

Photo 18



- Verge damaged by vehicle tracks
- Kerb appears to be higher than tarmac preventing lateral drainage

Photo 19



- Utility works in footpath

Photo 20



- Utility works in footpath