

BRAYDON WORKS, HACKNEY

OVERVIEW

CLIENT
THE ABC TRUST LIMITED

SECTORS
Leisure and Assembly

LOCATION
Hackney, London

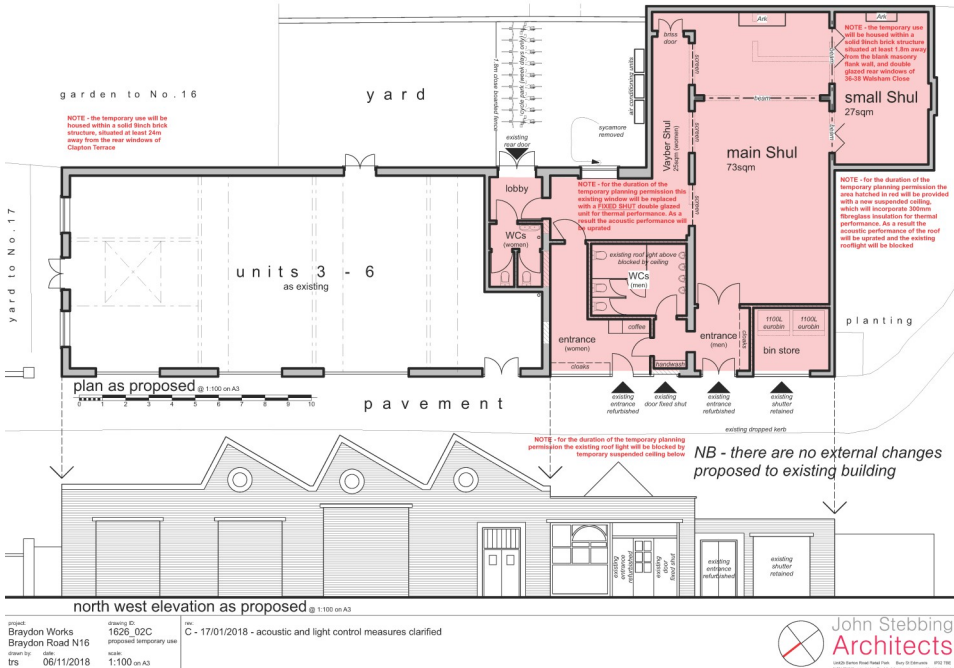
PLANNING AUTHORITY
Hackney Council

HIGHWAY AUTHORITY
Hackney Council

PROJECT TEAM
John Stebbing Architects Ltd

PROJECT MANAGER
Ian Bryant

PROJECT DIRECTOR
Julian Clarke



PROJECT

We were instructed by The ABC Trust Ltd to produce a Transport Statement in support of the change of use from the existing Braydon Works building, consisting of light industrial uses (use class E(g)) to a synagogue (Use Class F1), for a temporary period of 2 years.

APPROACH

The core approach to the Transport Statement was to outline the context of the proposed development and how this would utilise the local public transport network to make this site extremely sustainable. Those who were to occupy the development for a set period of time were to be relocated from a nearby synagogue whilst it underwent refurbishment. This allowed for no new trips to be added to the highway network.

It was important to underscore the sustainable location of the site; well within reach of London's extensive public transport network, achieving a PTAL rating of 3. It was inevitable that those travelling to and from the site could use public transport or active travel with walking and cycling on the established footways and cycleways in the vicinity of the site.

Given the religious practises of the Jewish community, many do not use motorised vehicles during certain times of the week, which further emphasised the point that this development will bring no substantial impact to the highway network, with negligible impact to vehicle volumes and highway safety.

Our work demonstrated this clearly to the Highway Authority, who ultimately granted permission in the first instance.

OUTCOME

The planning application was granted permission, subject to conditions unrelated to highway matters.

