

Website:
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St John House, Salutation Square, Haverfordwest, Pembrokeshire, SA61 2LG.

Our Ref:
Your Ref:

Regulated by RICS

18th September 2019

Orders Branch
Transport
Welsh Government
Cathays Park
CARDIFF
CF10 3NQ

Dear Sir/Madam

Re: A40 Llanddewi Velfrey to Penblewin Road Improvement Scheme.

**The Welsh Ministers (The London to Fishguard Trunk Road (A40)
Llanddewi Velfrey to Penblewin Improvement) Compulsory Purchase Order 201 –
Reference qA1316455**

**The London to Fishguard Trunk Road (A40) (Llanddewi Velfrey to Penblewin
Improvement and De-Trunking) Order 201 –
Reference qA1316457**

**The London to Fishguard Trunk Road (A40) (Llanddewi Velfrey to Penblewin
Improvement) (Side Roads) Order 201 –
Reference qA1316456**

Our Client: Maureen Ann Tinson and Paul Vivian Richardson,

Landowner (Plot 3/7).

We write on behalf of our Client, to raise objection, concerns and queries relating to the three Orders outlined above.

Reference qA1316455

(1) Plot 3/7 as mapped includes a small area of concrete hardstanding adjoining the front elevation of the house, which is not part of the pavement outside . We object to the inclusion of this small area of concrete hardstanding in the draft Order. Is this area actually required for the scheme? If not, we kindly request that it be removed.

Reference qA1316456

We understand that the existing A40 is going to be de-trunked outside , with responsibility for the highway being transferred to Pembrokeshire County Council. This section of highway will then become a cul de sac. We would like to know whether or not the road and pavement will be altered in any way?

We request that the road width remain as it is, to allow an adequate turning area into our client's property.

We also request that the pavement remains the same width, to allow safe pedestrian access to the village.

It has been suggested that the street lighting may have to be removed, because of its close proximity to the new roundabout. Street lighting is important for the pavement. If lighting is being removed, we request that alternative lighting be provided, with lighting columns lowered or positioned/directed in a different way, which would not affect the new road layout.

We would be grateful to know the exact proposals for the highway outside our client's house.

There is no indication of any turning area at the eastern end of the proposed cul de sac. Provision will definitely be required for refuse lorries and large delivery vehicles visiting the properties. We insist that an adequate turning area is included in the final design.

We would be grateful to receive confirmation that this letter has been received and would welcome an opportunity to discuss the matters raised herein. Thank you.

We look forward to speaking to you in due course.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rodney N Powell', with a stylized flourish at the end.

Rodney N Powell MRICS FAAV
For and on behalf of Edward H Perkins Rural Chartered Surveyors