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Dear Matthew

I am writing about **traffic congestion in Mildenhall**. As you will know, the roads in the town can already become congested, especially during peak times and at certain pinch points. Residents worry this will only get worse with the town's population projected to grow. I am writing to offer suggestions about how the situation might be alleviated. I summarise three of the key issues below:

- A) High traffic flows and safety issues on **Queensway / West Row Road** (particularly at the **Sheldrick Way** entrance to **Mildenhall Hub**), especially in the context of the planned construction of up to 1,000 new homes in the west of Mildenhall.
- B) Traffic flows during peak times at **Police Station Square**, which is currently a mini roundabout at the junction of North Terrace, Queensway, the High Street and Kingsway, and on the **Bury Road** approach to — and exit from — the **Fiveways** roundabout with the A11 / Brandon Road.
- C) Road safety — especially for pedestrians and school children crossing the street — on and near **Worlington Road**, where there is a change from the national speed limit to 30mph.

The context is of course the proposal to build around 1,000 homes — as well as 80-bed care units, up to five hectares of commercial land, land for a primary school and two early years facilities — in four phases on the west side of Mildenhall. This application is presently before West Suffolk Council for approval. With a significant inflow of new residents, many living in Mildenhall are concerned about access to services and traffic congestion. Also relevant is the proximity of the Mildenhall Hub, which brings its own traffic challenges.

You will know my position is that the new housing scheme in West Mildenhall should **only** proceed if a new relief road and other amenities were delivered alongside it. I am still of this view.

Without action, the housing plan risks an unacceptable increase in traffic as existing and new residents use **Queensway / West Row Road**, in addition to visitors to the Hub. The traffic survey submitted as part of the plan suggests residents in around 780 of the new homes (phases 1, 2 and 4 of the development) would have **West Row Road** as the only ingress / egress point (see Annex A below, on p.3).

Mildenhall Town Council have pointed out in its submission on the application that the town's 2022 Masterplan included an additional road link (through Folly Farm) for traffic to access the A1101 as an extra ingress / egress point to the site. They believe the housing plans “will significantly increase traffic going through the town centre, which is already



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under significant pressure at peak times, as [West Row Road] will effectively be the only route between the site and the town centre.” I understand that there may be scope for this link road to be part of a future planning application, in line with the approved masterplan.

A **relief road** would be a welcome addition since it would help ease the traffic pressure which already exists, and mitigate the additional future demand resulting from significant housing construction in the area. This could, for example, take the form of a road to enable those living in the new housing estate to access the A11 without having to travel through Mildenhall town centre. Alternatively, it might take the form of another point of ingress / egress (in addition to those at **West Row Road**), especially for those moving into phases 1 and 2 of the new development. I would also like Suffolk County Council to reassess the safety of the **Sheldrick Way** junction with the Hub well in advance of the housing construction, with a view to addressing any safety issues.

With regards to B) above, as the population of Mildenhall increases, the roundabout junction at **Police Station Square** will need to be improved, and possibly enlarged. This is a clear pinch point for the town, the existing arrangements are insufficient for the volume of traffic.

Also in relation to B) above, plans for a by-pass for the A11 of the **Fiveways Roundabout** need to be sped up by National Highways. I hope we can work together to press the Government to confirm the delivery timetable for this much-needed — and long-awaited — improvement.

Finally, in relation to C) above, it is important to improve traffic safety on **Worlington Road**, along which a number of new homes have been built in recent years, for example at Mace Road. This road is often used by a children as they walk to school or college. The speed limit ought to be reduced earlier along the approach to the town.

I am grateful for your attention to this important matter, and I look forward to continuing our discussion.

Yours sincerely

Nick Timothy
MP for West Suffolk



ANNEX A: Figure One below shows how the only ingress / egress point for new houses in phases 1, 2 and 4 of the development, as well as a portion of phase 3 (the blue, pink and purple, and part of the yellow, areas) will be **West Row Road**, already used both by local residents and those accessing the amenities at the site of the **Mildenhall Hub** nearby. Figure Two below shows the proximity of the planned development to the Mildenhall Hub site.

Figure One: Indicative phasing strategy (Source: Concertus, 2023).¹

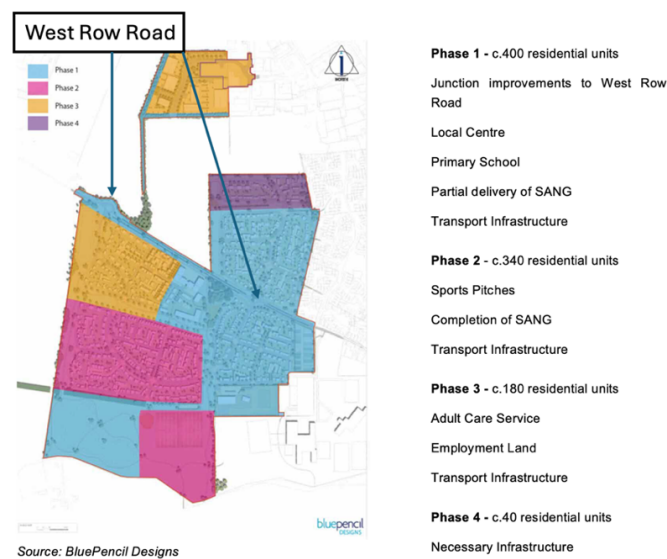
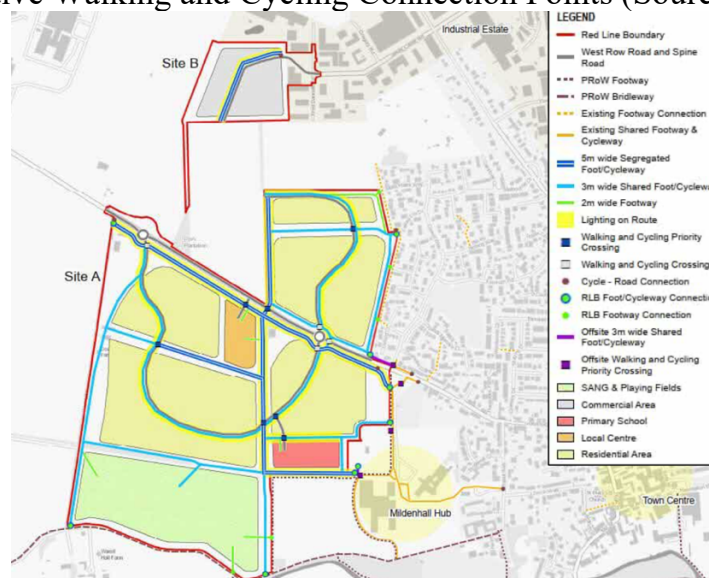


Figure Two: Indicative Walking and Cycling Connection Points (Source: Concertus, 2023)²



¹ Traffic assessment produced on behalf of the developers by Concertus in December 2023, p. 25.

² Ibid., p. 33.