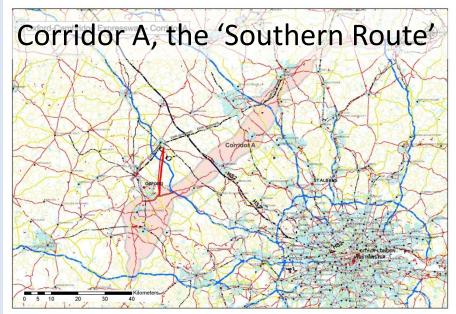
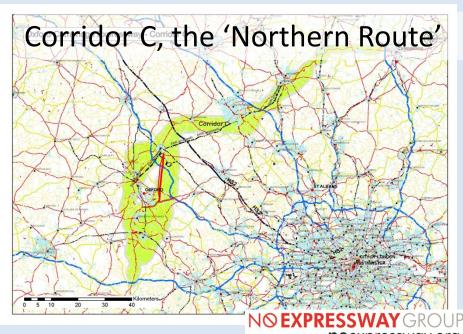


From Spring of 2018 Highways
England talked of three broad
corridors, A, B and C for the Ox-Cam
Expressway. Only one would be
taken forward for route
development.

Stakeholders had very little influence on Corridor choice.

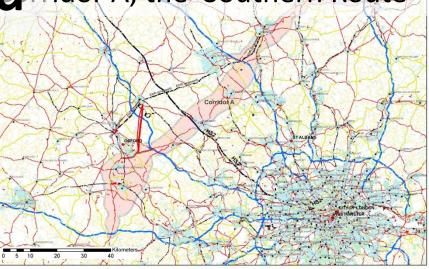


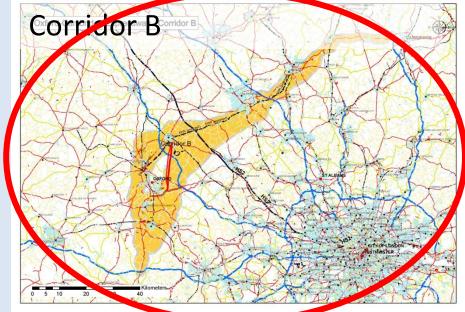


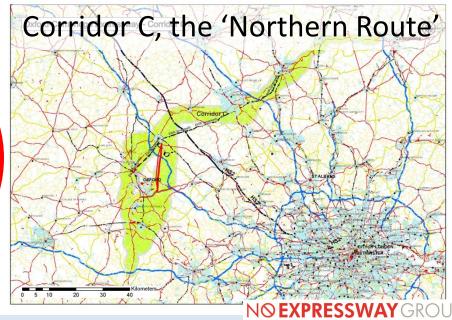


Corridor Announced ridor A, the 'Southern Route'

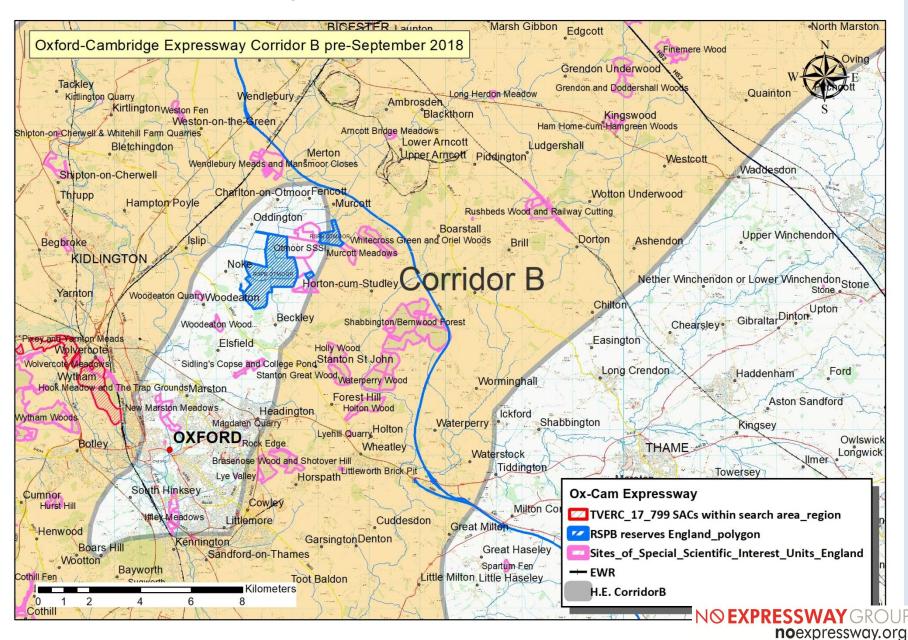
On September 12th last year Highways England announced a <u>modified</u> Corridor B for further study.



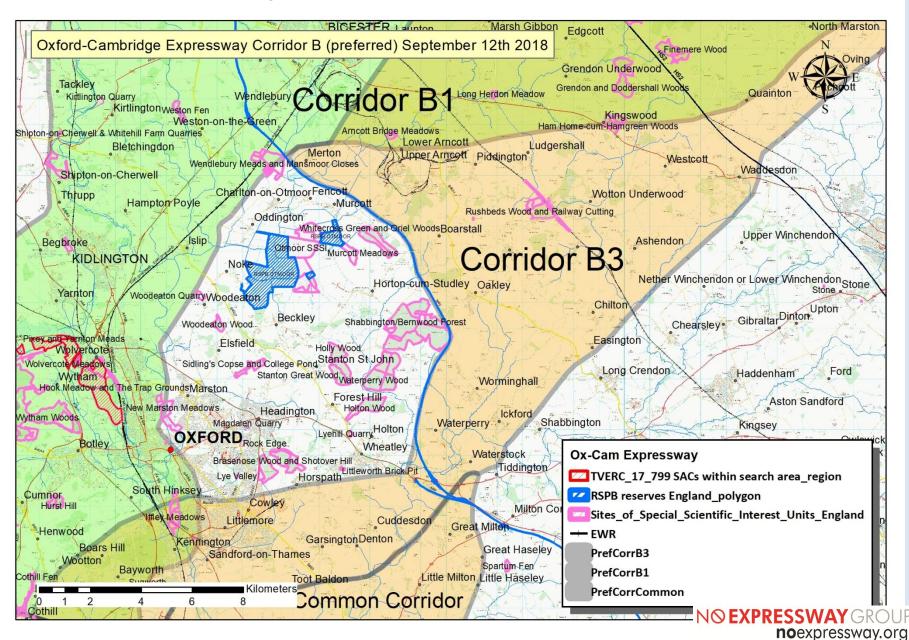


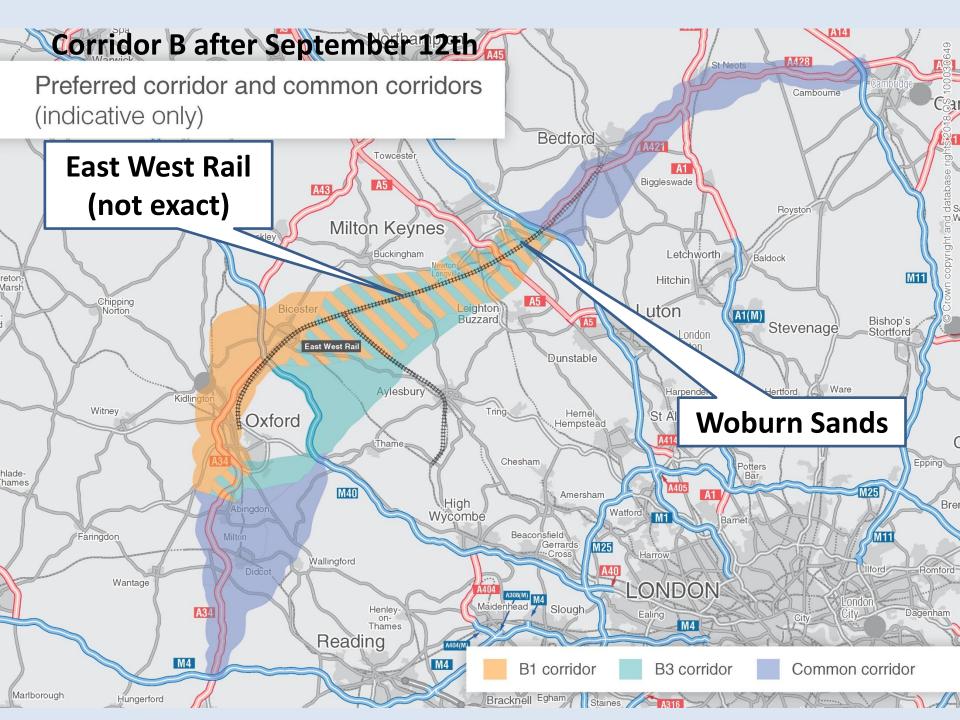


Corridor B before September 12th

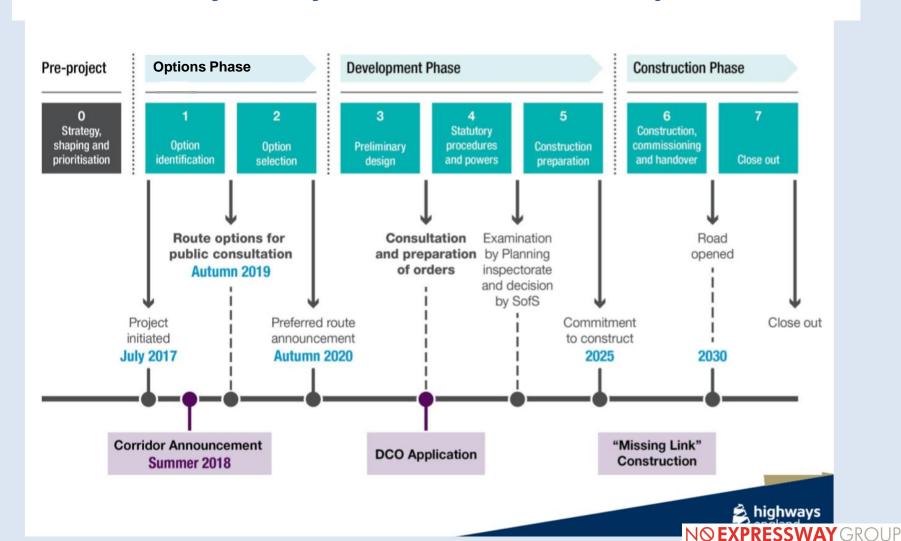


Corridor B after September 12th

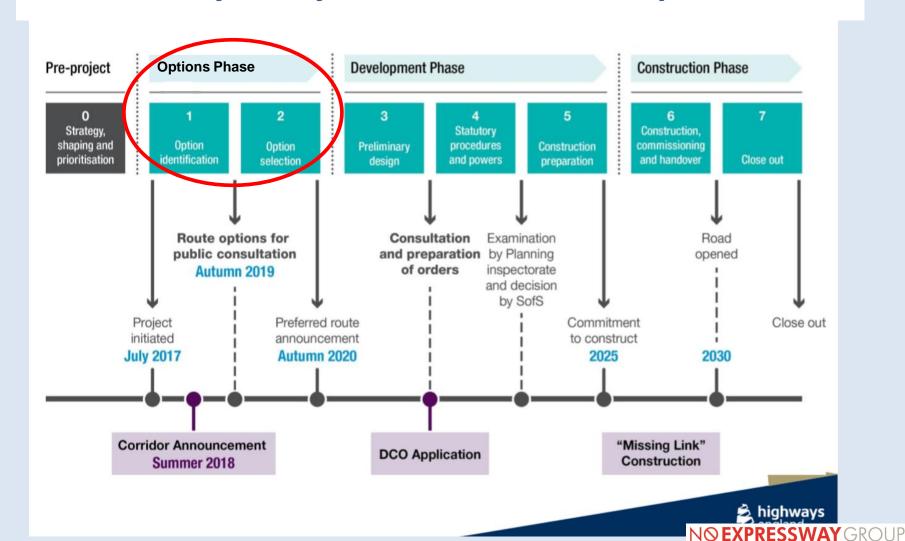




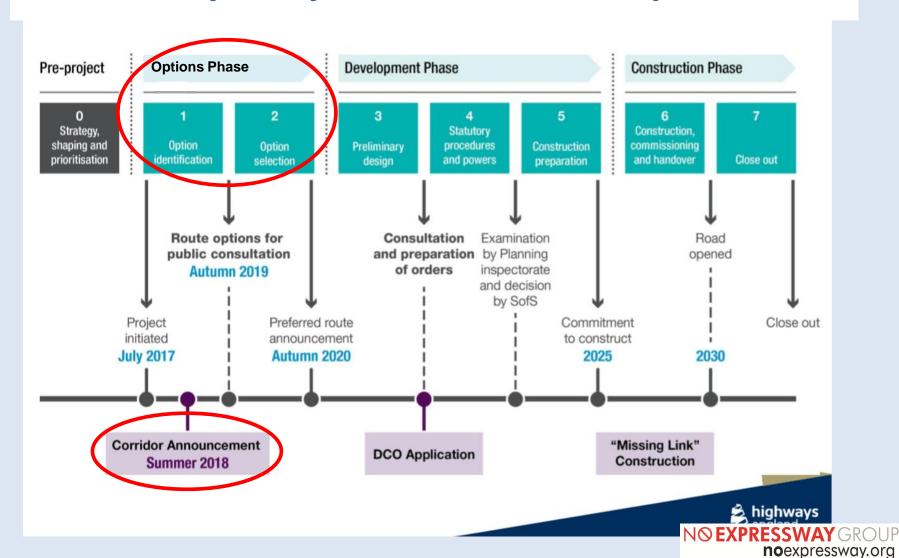
Major Project Milestones & Lifecycle



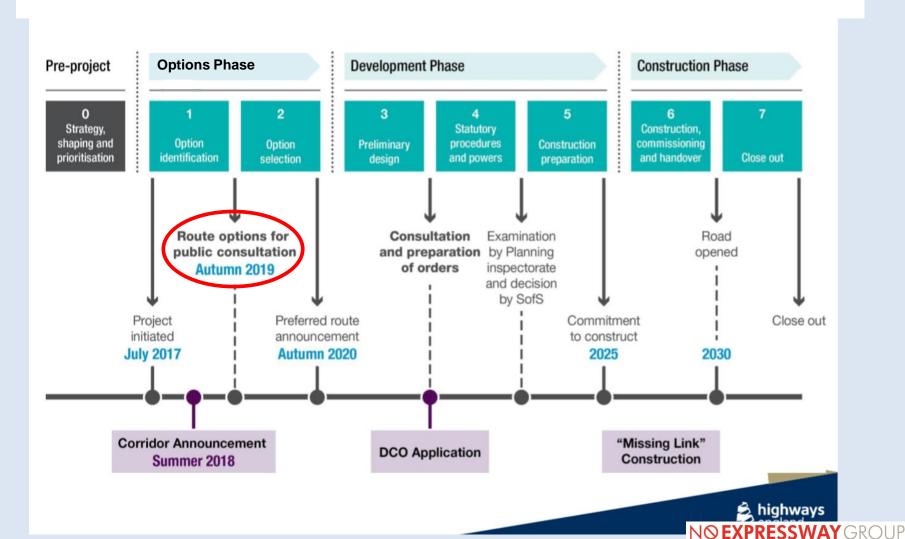
Major Project Milestones & Lifecycle

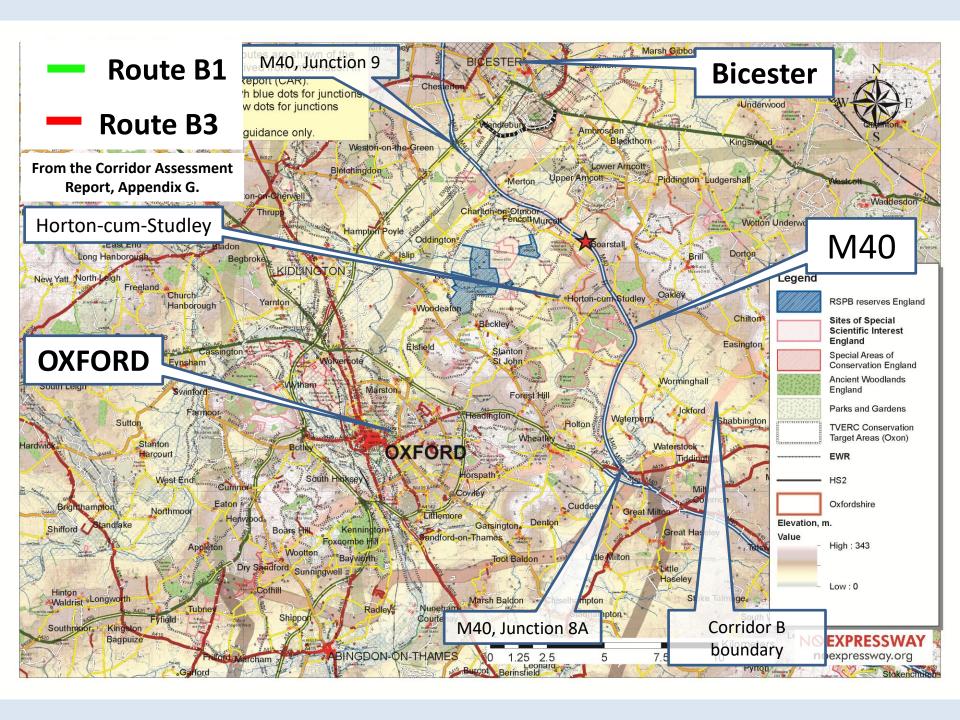


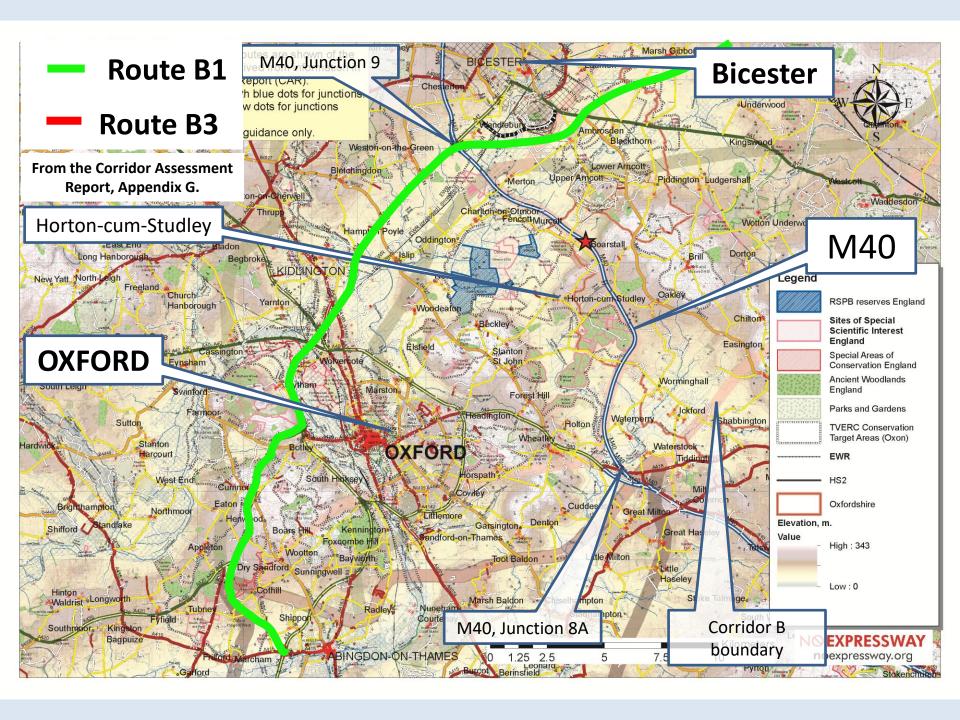
Major Project Milestones & Lifecycle

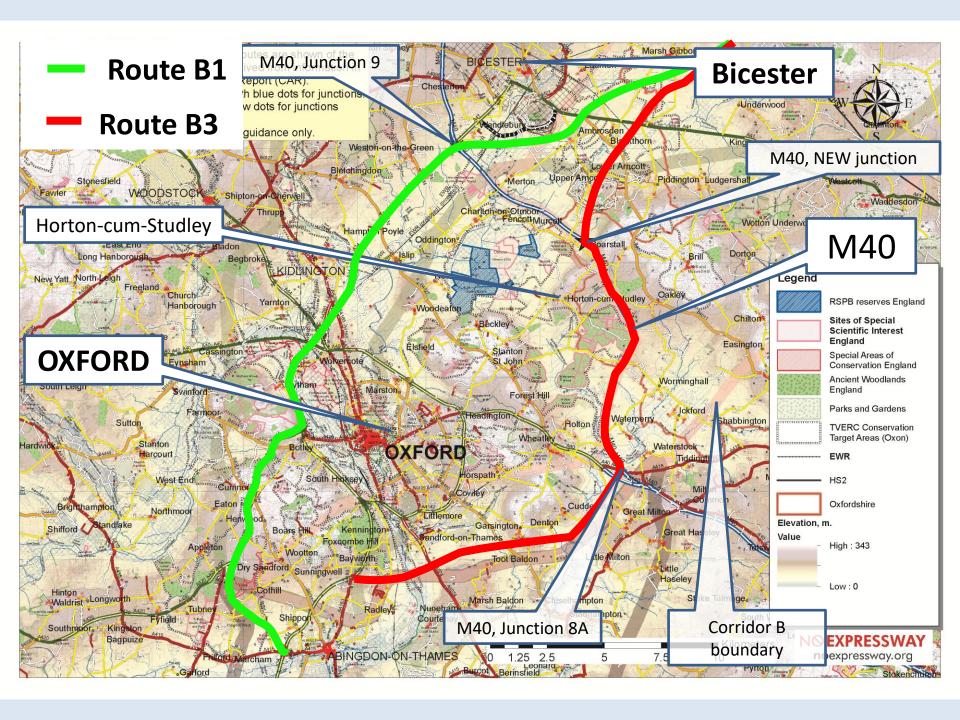


Major Project Milestones & Lifecycle









Expressway: alternative routes



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Land and New Homes

The Wilkinson Partnership has been involved in the sale of land for many years, and accordingly has an in-depth local knowledge of landowners in the local area. The Department is currently acting on many thousands of acres of potential development land across the region, in most local towns. The Partnership is actively involved in large, medium and small schemes, whether on brownfield sites where re-development opportunities exist, or on green-field sites, as sustainable urban extensions to existing communities.

We have access to a wide range of leading Architects. Chartered Town Planners, Legal and Financial experts. capable of pulling together difficult and complex land deals. We are just as happy dealing with small barn conversions, group schemes, individual building plots or sites from 1 to 5 dwellings in the local area, and at any one time have a well-established database of prospective purchasers for land-owning Clients.

We are also happy to undertake Comparable Pricing Reports and Market Analyses, to advise on appropriate £/sq. ft. or £/sq.m. basis as required. land@qualityhomes.co.uk







mds	Description	Number	(remail (r/2)	19ta (m2)	Interna T (ngft)	Total (rqft)	price Sq ft	salin:
4	One bed apartment	25	46	1150	495	12379	£222.05	212
1	One bed spartment	25	50	1250	539	13495	1222.96	212
2	Two bad spartment	40	50	2400	645	25834	1216.77	21.
2	Two bad apartment	30	88	1980	710	21313	£304.10	£t.
3	Throp bod temace	45	78	3510	840	37783	£196.62	8
9	Throp bod temace	45	83	3736	893	40206	8190.28	1
4	Fear bed tamaca	35	98	3080	947	33154	6211.14	420
4	Fear bed temace	35	100	3500	1075	37675	£195 0	
	Circl hortsware		644	A5181	111		THE R	

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professionals who will help you to find your new home.

Mailing List



Register on our mailing list and we'll tell you when new houses for sale come on the market.

Thinking of Selling?

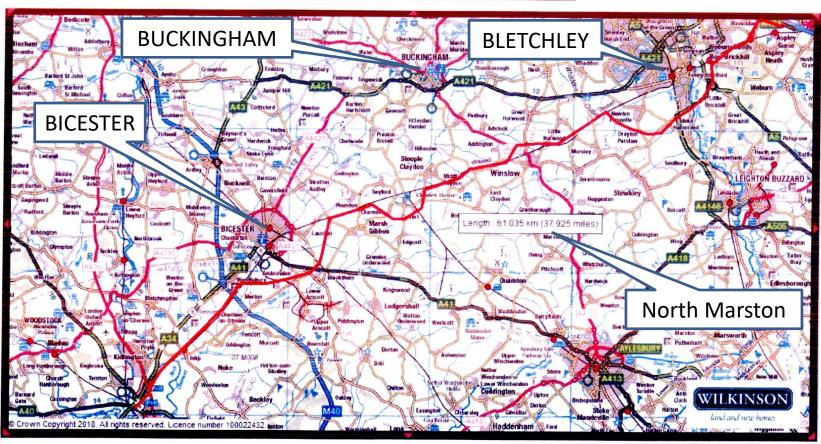


your home and benefit from c 10,000 web site visits each month

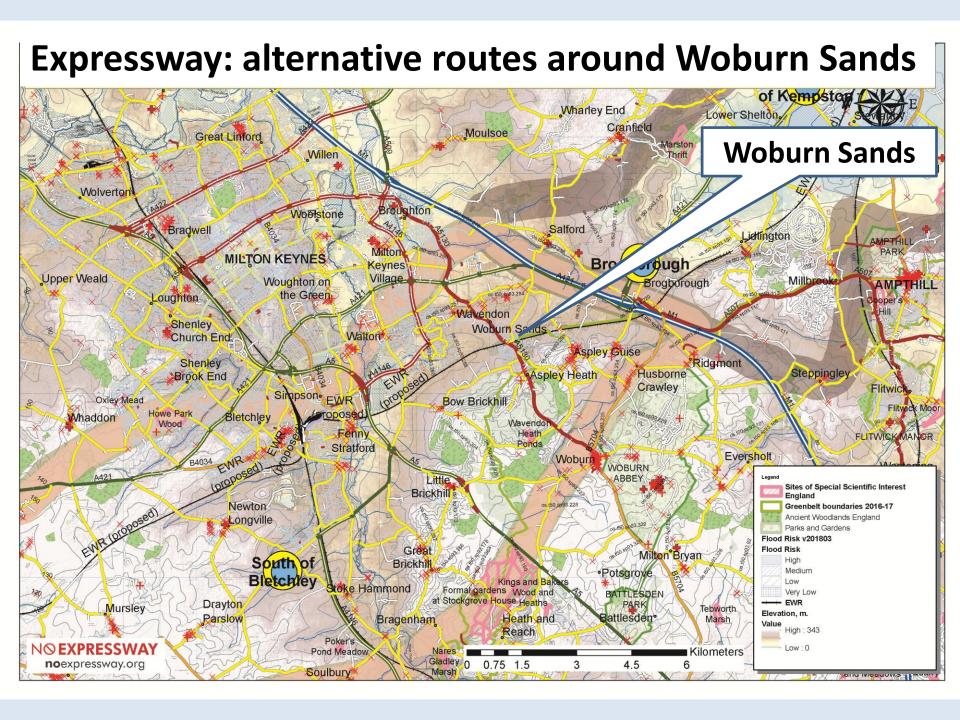
What it offers

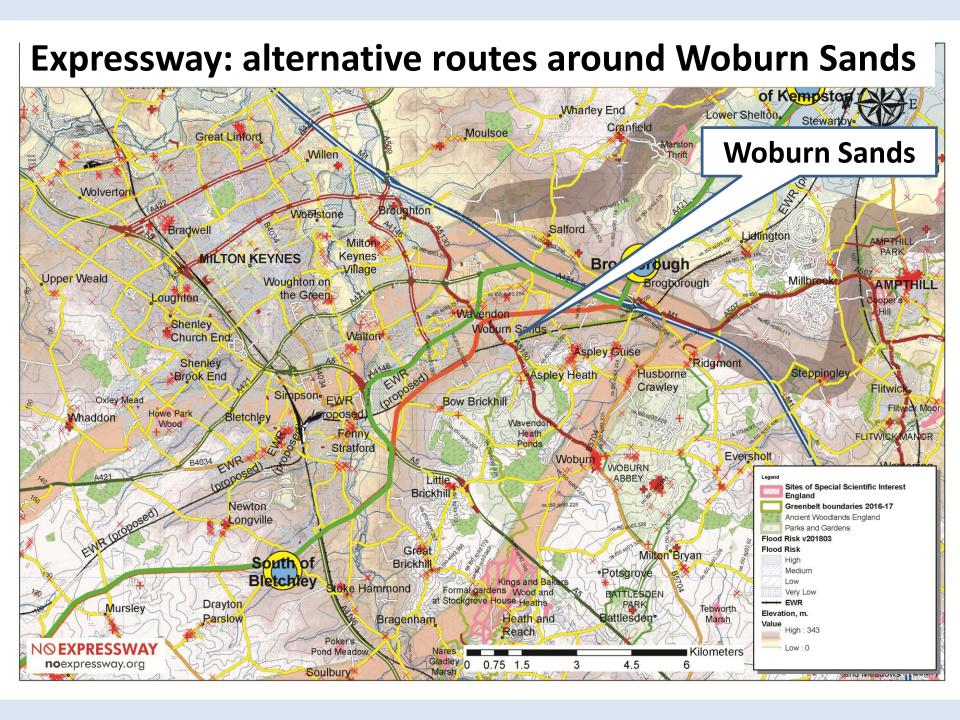
Expressway: alternative routes

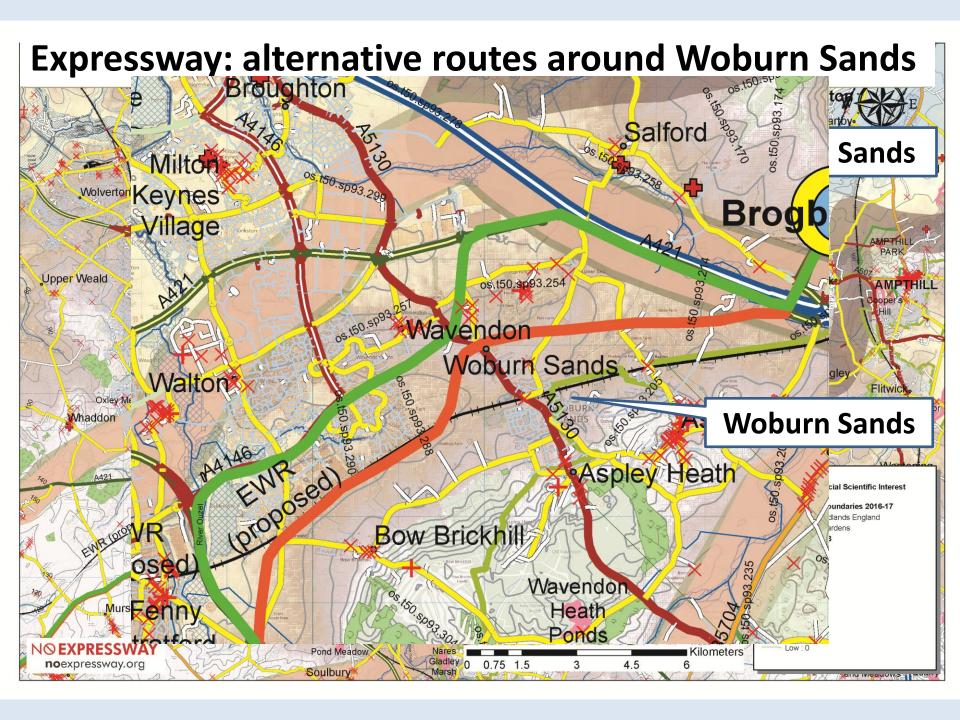
Oxford to Cambridge Expressway idea - Is this a possible route?

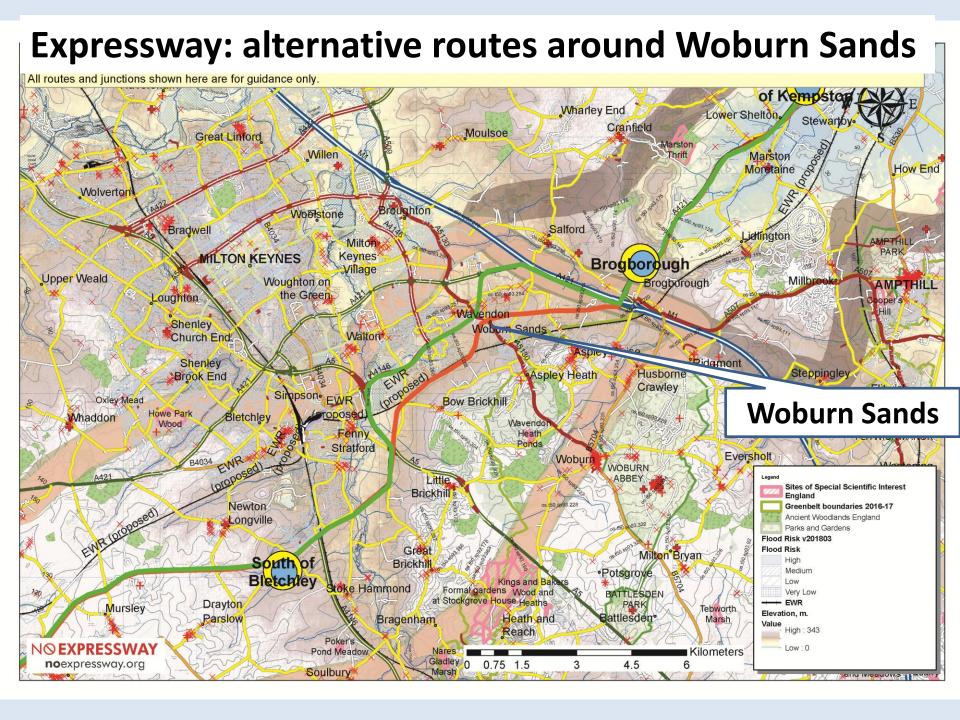


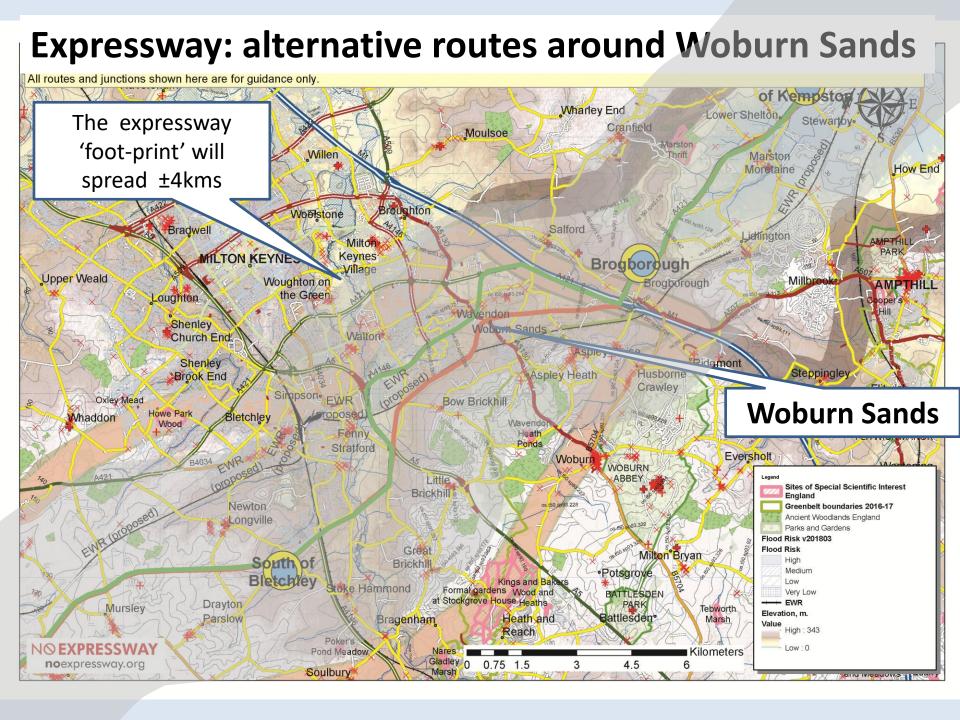
- 1. Facilitates further A420 westerly and A421 easterly travel
- 2. Tracks existing route of former 'Varsity line' now new East-West rail for the majority of the length
- 3. Huge cost savings in route development Noise attenuation, Landscaping impact, Bunding
- 4. Creates multi-model transport interchanges and so obvious Development Hubs for new settlements
- 5. Reduces pressure on local and village road 'rat runs'.

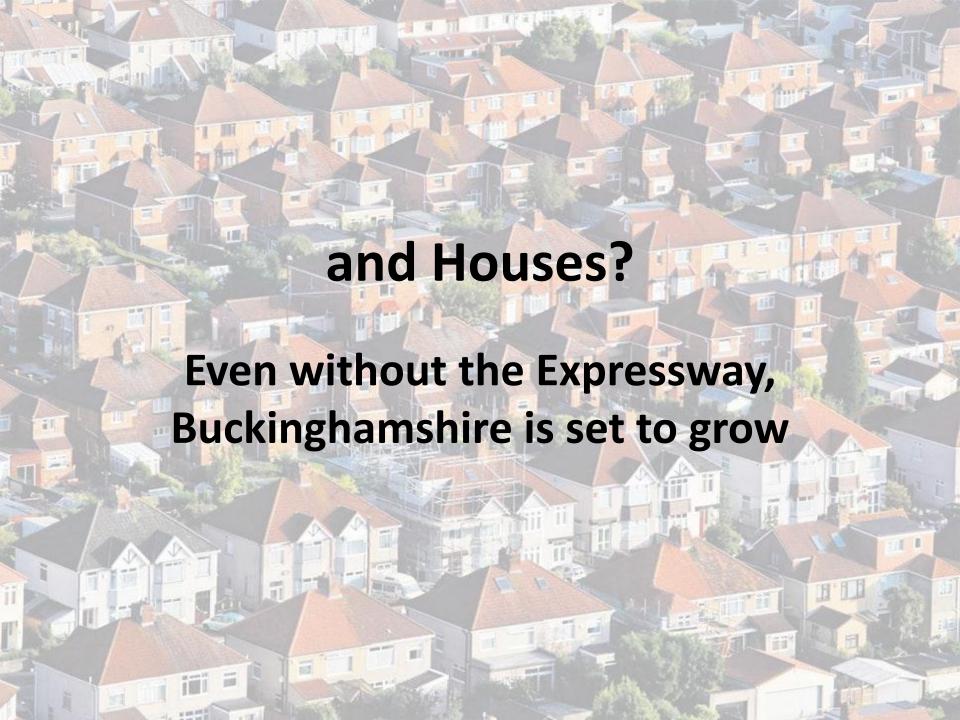












Buckinghamshire census 2013/16

Aylesbury Vale: 72,263 households (approx. houses) 180,657 people (2.5 pphh) (2013)

Milton Keynes: 109,062 households (approx. houses) 272,655 people (2.5 pphh) (2016)

Buckinghamshire County Council

Plan-led Housing Growth (2013-33)

	Need (2013-33/36)	Unmet Need?	Plan level of housing?
Aylesbury Vale	19,300	n/a	26,800
Chiltern and South Bucks	14,700	5,800	7,600
Wycombe	12,900	1,700	11,200
Total	46,900*	7,500	45,600

 Plus 600 more homes, to be addressed following a calculating error – likely to be split 200 in each local plan area

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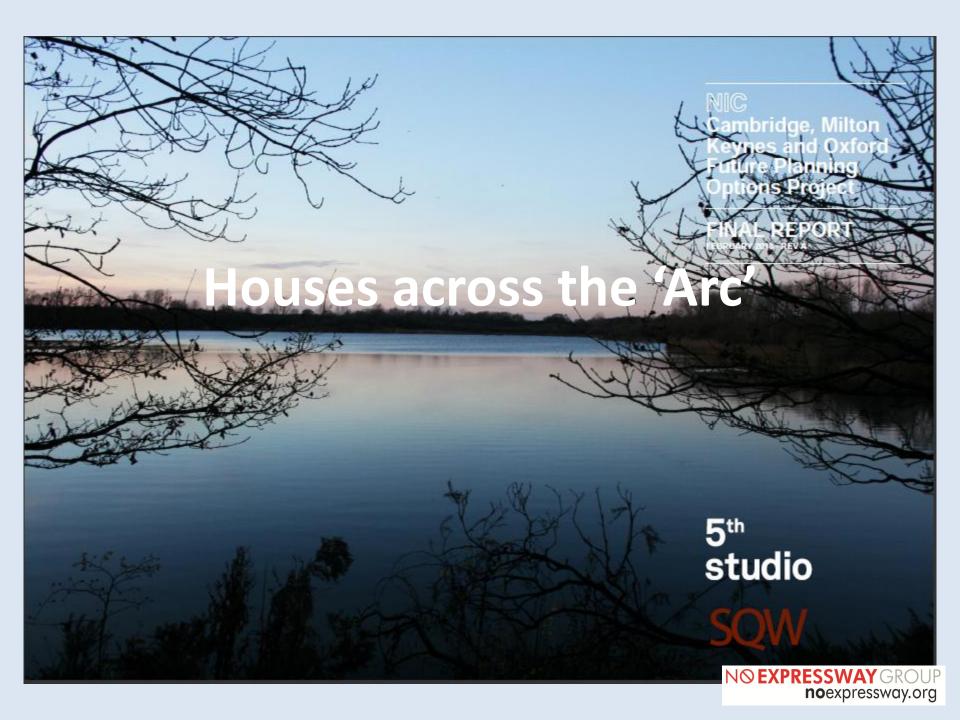
Buckinghamshire County Council

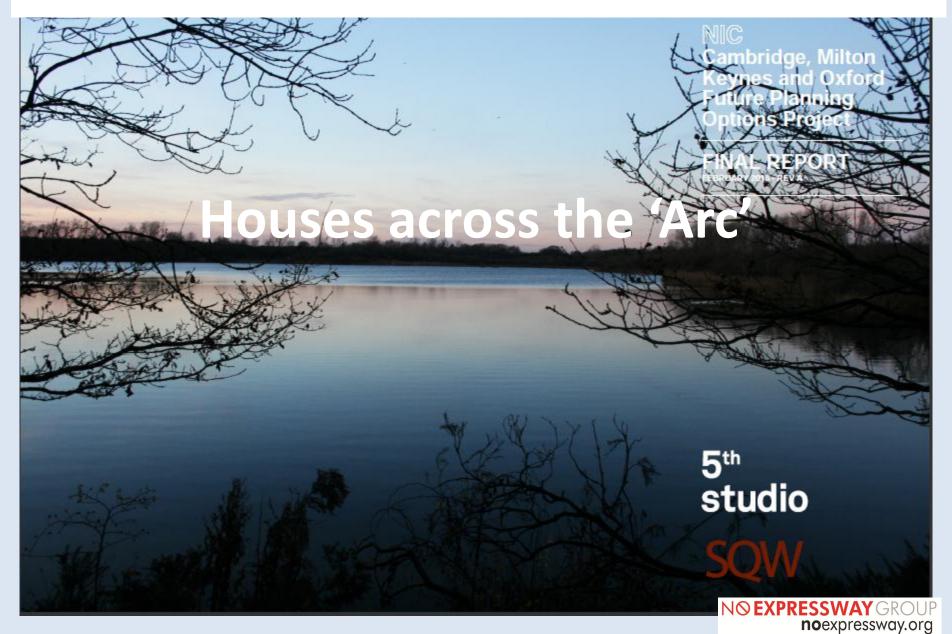
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William Reylie	3		20,300 ₂₀₃₁
Wycombe	12,900	1,700	11,200
Total	46,900*	7,500	45,600

i.e. approx 37% growth in Aylesbury Vale 2013 – 2033 and 24% growth in Milton Keynes 2016-2031 (ONS projected growth for England is 16% by 2050)

NO EXPRESSWAY GROUP no expressway.org





based on the previous Savills/Arup/Econometrics analysis and their "Transformational Scenario", were agreed as follows:

TRANSFORMATIONAL + DEVELOPMENT ACCOMMODATED DUE TO PRESSURES FROM LAND CONSTRAINED MARKETS



782,000 to 1,020,000 additional homes 1,462,000 up to 1,900,000 additional people

The drawing alongside illustrates this quantum of development, broken down into each of the four sub-areas used within the previous reports.

The areas are shown scaled at an overall development density of 3,500 people/km², including development in the pipeline.

While such a rate of growth is not unusual in the context of the last 100 years, it is a significant challenge in absolute terms, not least given the scale of urbanisation that has already occurred in this region of the country.

Development at a density typical of much twentieth century growth (3,500 p/km² serves as a proxy for this), and as indicated by the scaled areas shown here, would mean a significant reduction in areas of open countryside.

More efficient use of land through increasing development above this relatively low level, and the careful and coordinated location of new development, are therefore key challenges if this scale of growth is to be acceptable, while preserving the overall character and quality of the area. SCENARIO TO 2050

New areas of settlement at a scale of 3,500 people / km² with approximate totals.

This drawing shows the additional urban area required for the transformational scenario at a settlement-wide density of 3,500 people/km², distributed according to Savills/Arup/Cambridge Econometrics analysis.

The density is typical of much twentieth century growth and was selected based on a rounded average of the built-up density found across the corridor.

Current known planned development *

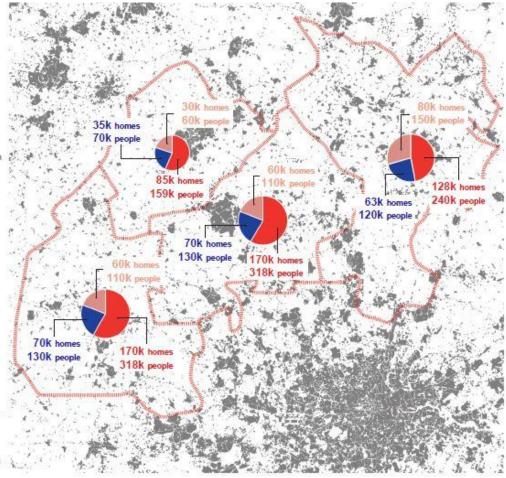
required to meet the Transformational Scenario's Housing and Population Targets by 2050

Additional development

Development accommodated due to pressures from land constrained markets**

* Under construction, approved, in for planning, or allocated.

"The distribution is indicative and follows a proportional trend according to the distribution of the "Additional development required to meet Transformational Scenario's Housing and Population Targets by 2050".



Final Report: Cambridge, Milton Keynes and Oxford Future Planning Options Project

Chapter 1: Introduction

Page 21 of 144

5th studio



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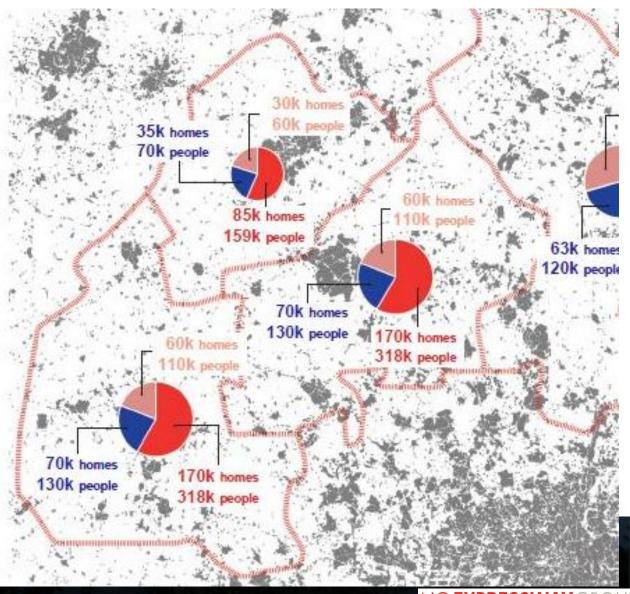
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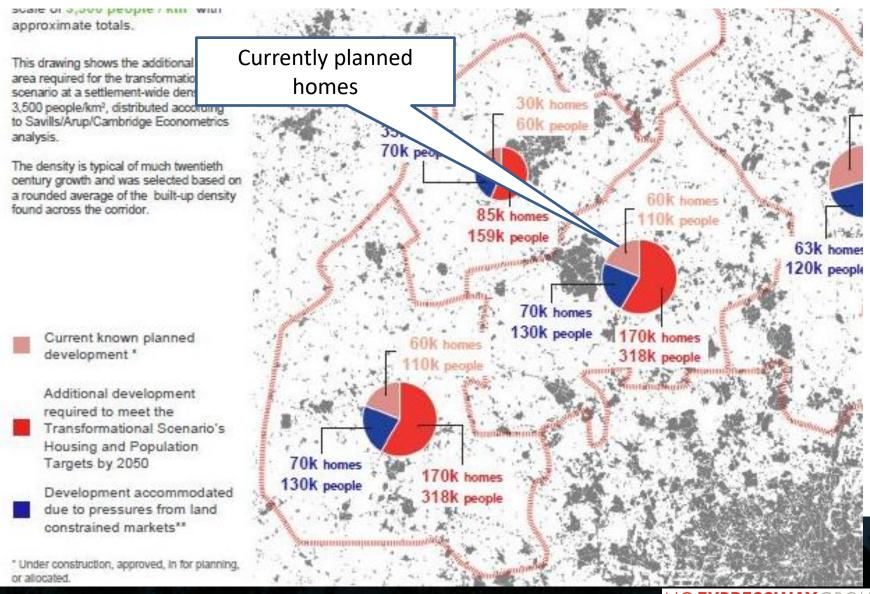
> Additional development required to meet the

Transformational Scenario's
Housing and Population
Targets by 2050

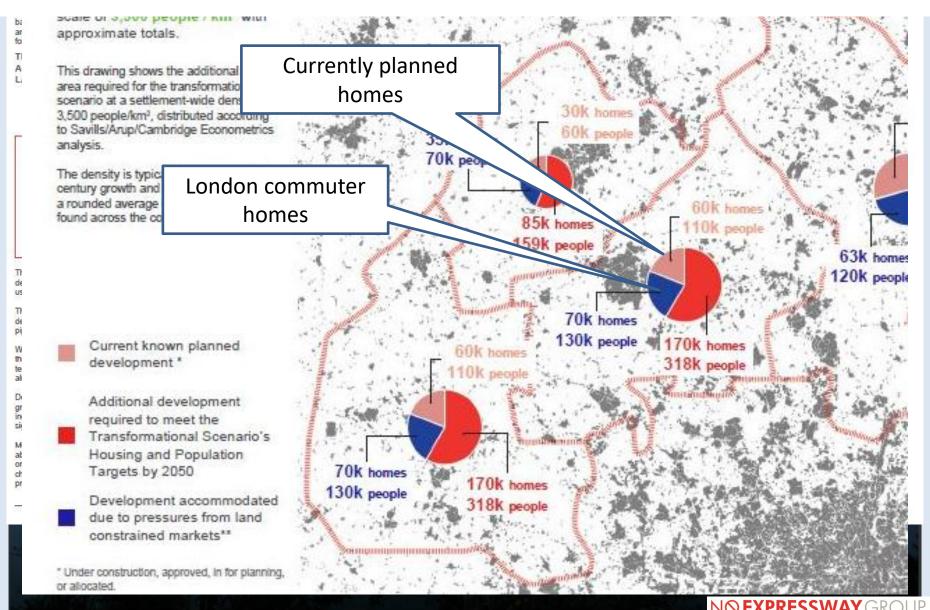
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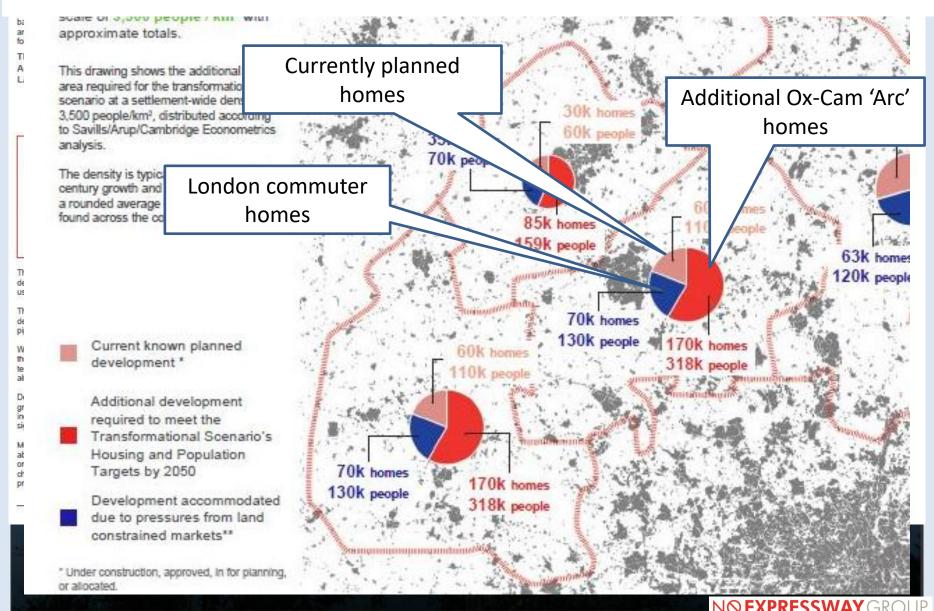
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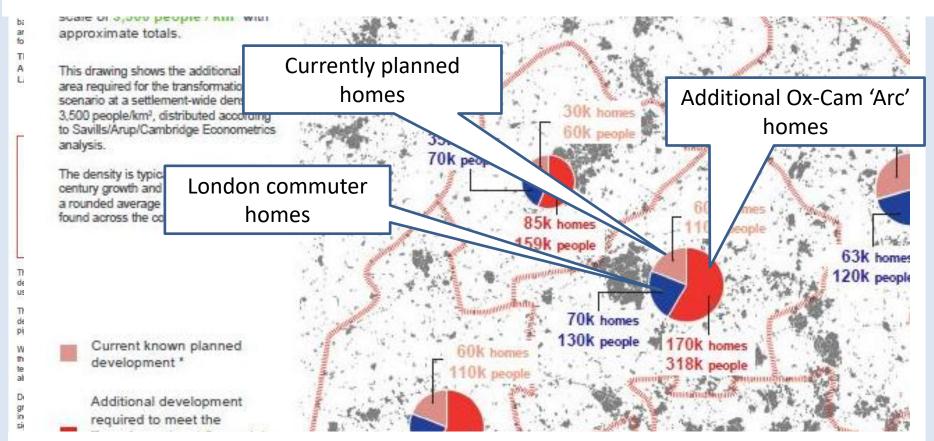




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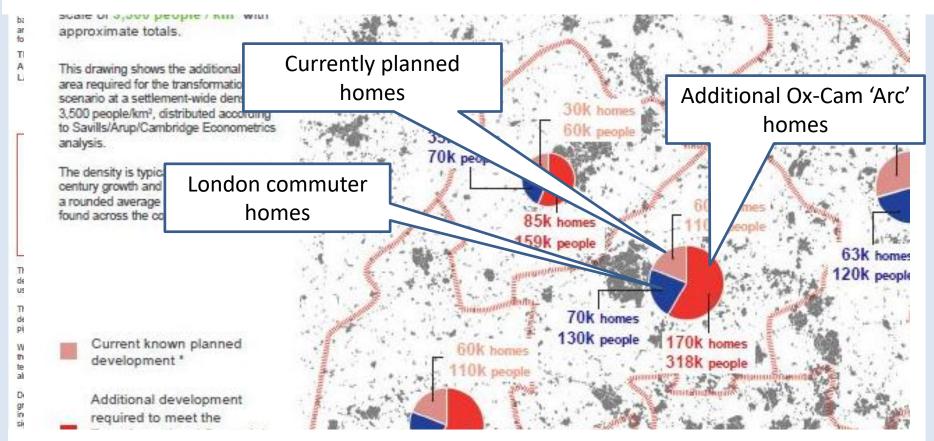






Bucks' proportionate share of 170,000 expressway houses would be 82,000

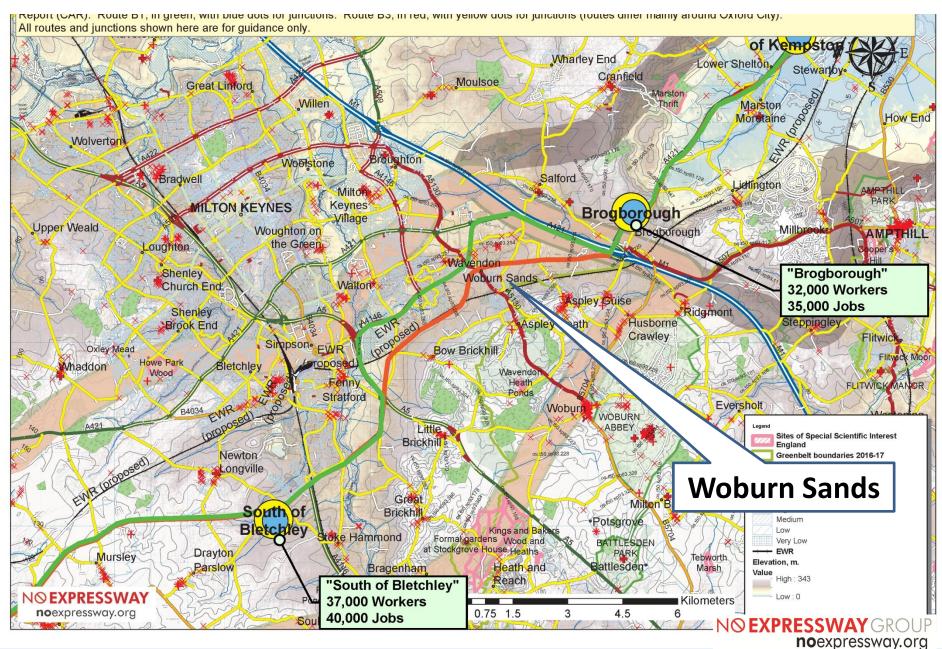




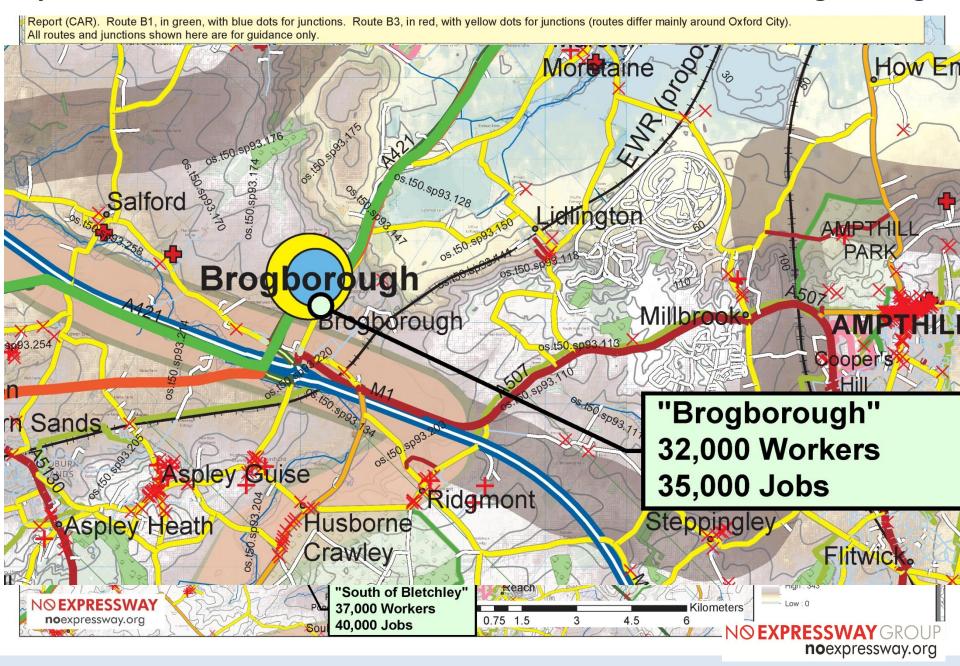
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So, even with <u>no more</u> Local Plan growth, Aylesbury Vale and MK will grow by 65% by 2050 (national average 16% by 205 No EXPRESSWAY GROUP no expressway.org

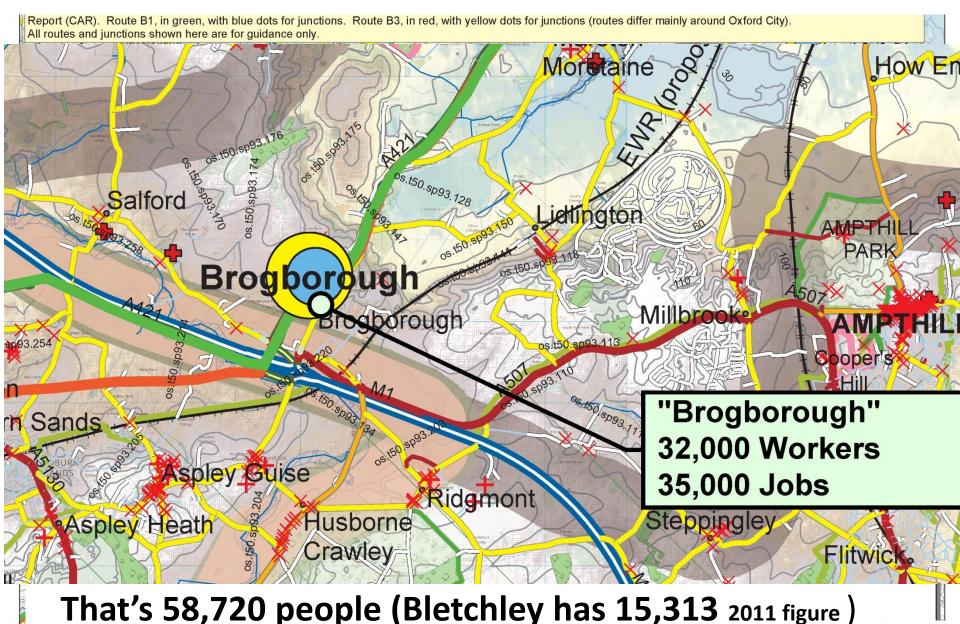
Houses around Expressway junctions



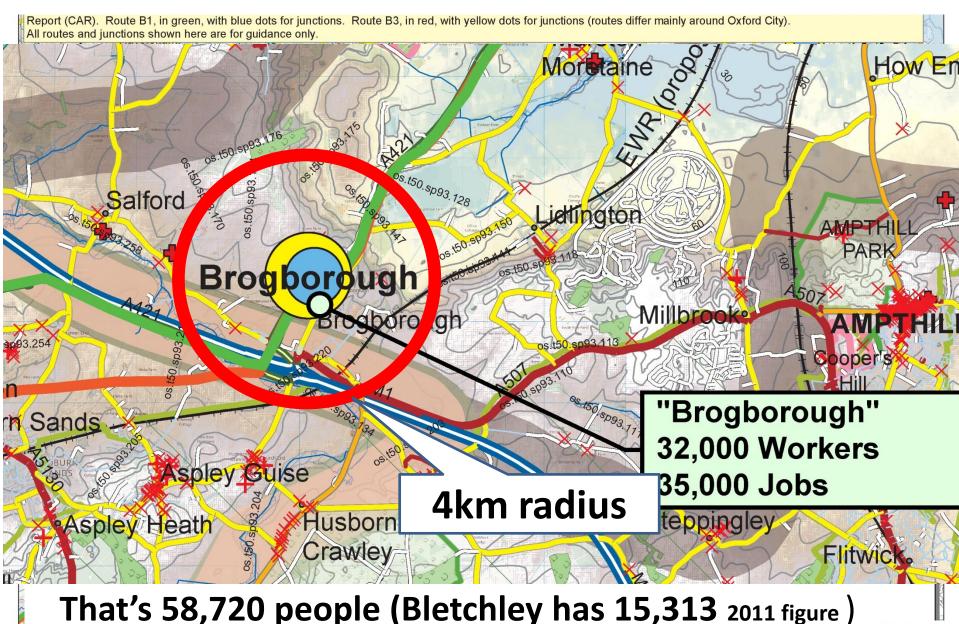
Options B1/B3, 32,000 workers/25,000 new houses at Brogborough



Options B1/B3, 32,000 workers/25,000 new houses at Brogborough

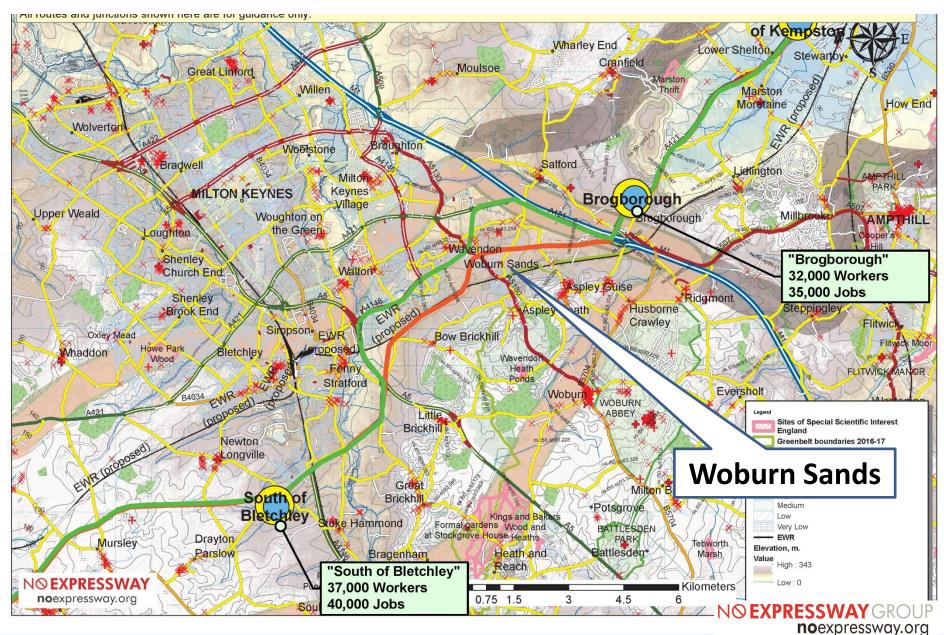


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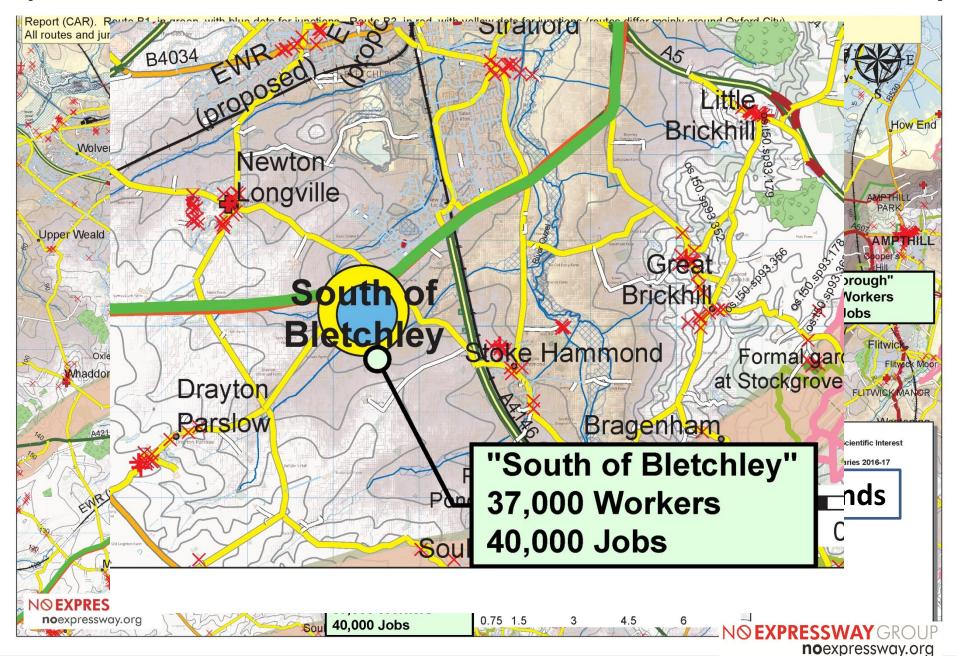


noexpressway.org

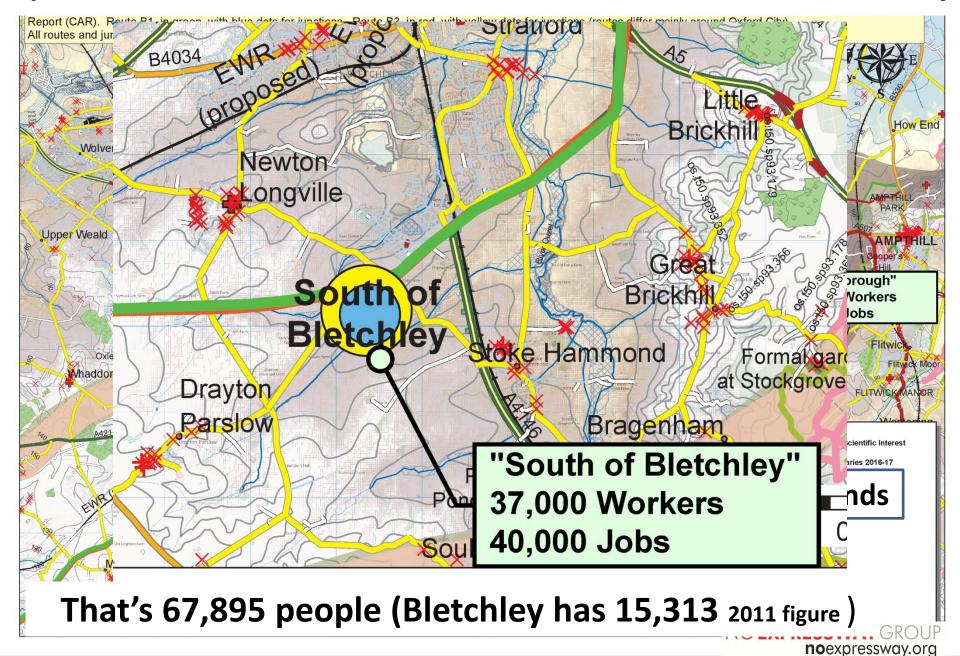
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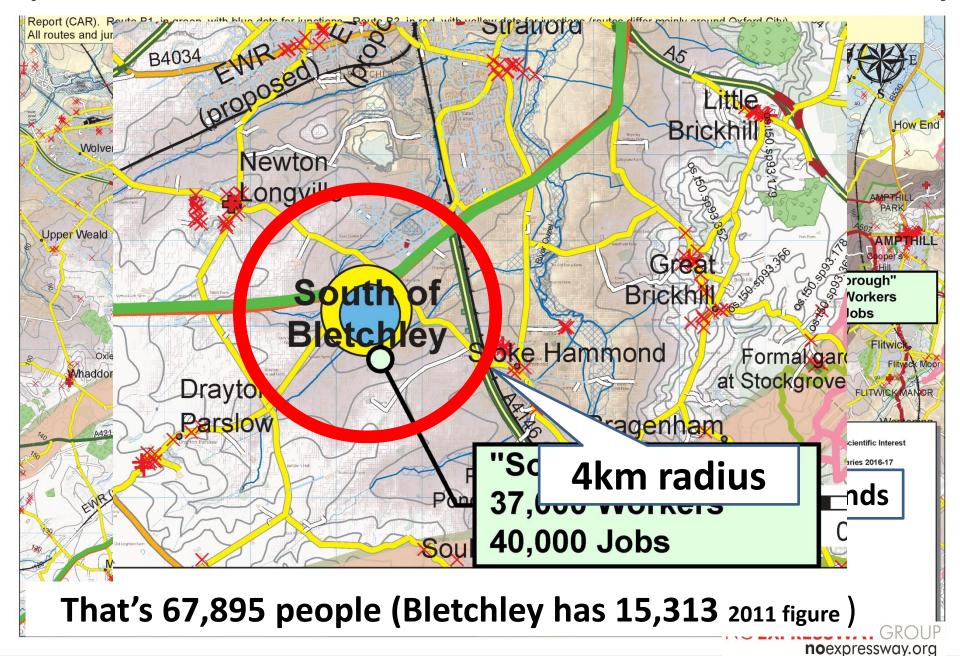
Options B1/B3, 37,000 workers/29,000 new houses at S. of Bletchley



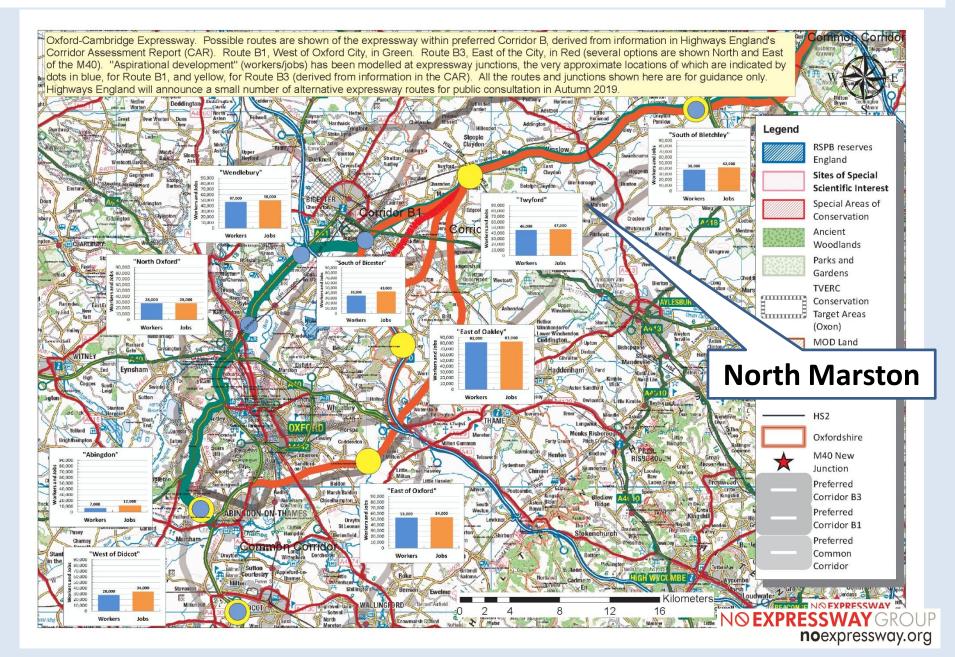
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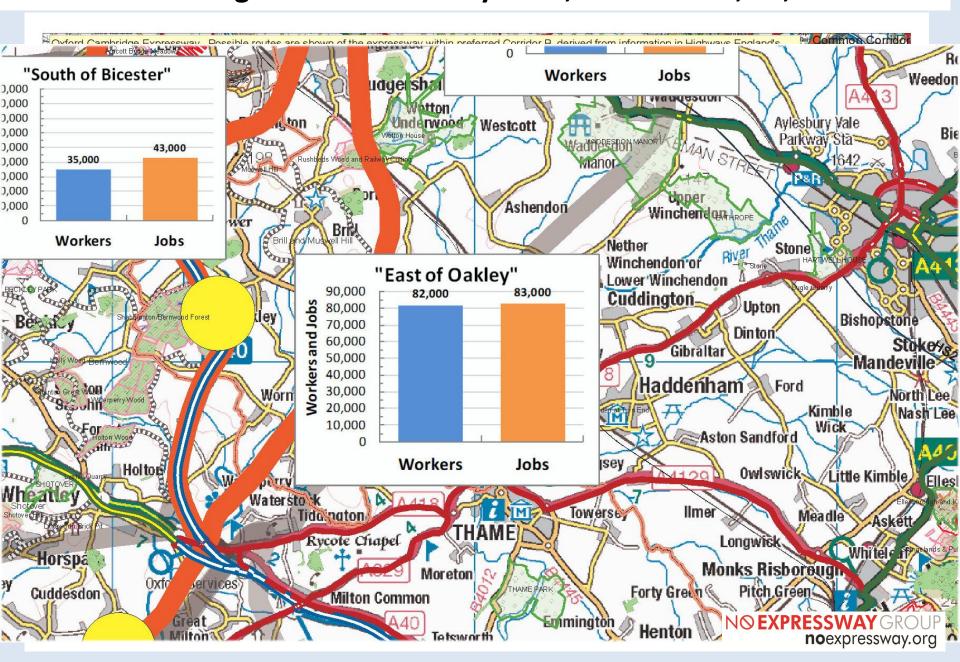
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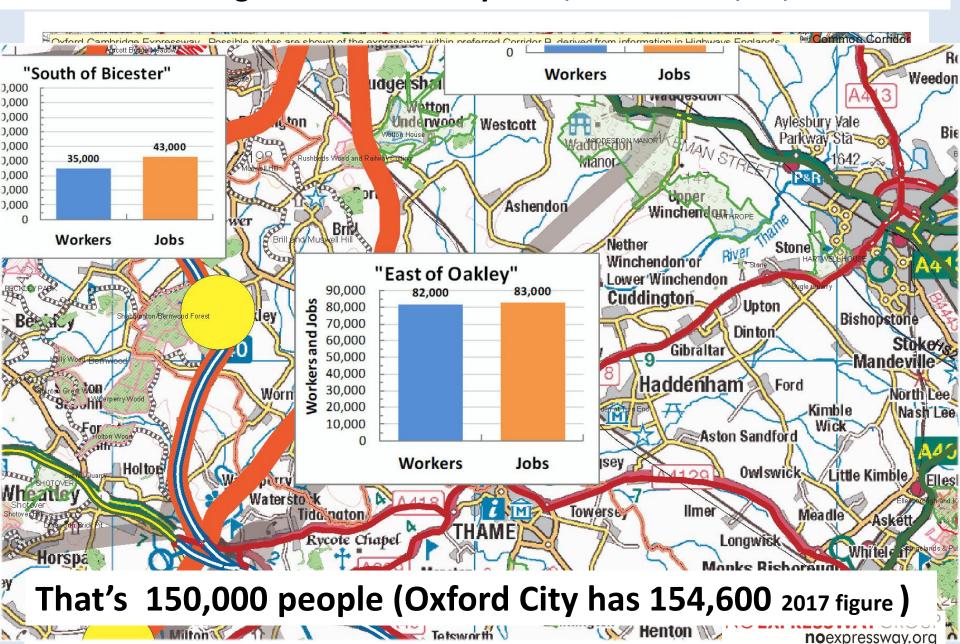
..and the same again 'East of Oakley'... 82,000 workers, 65,000 houses



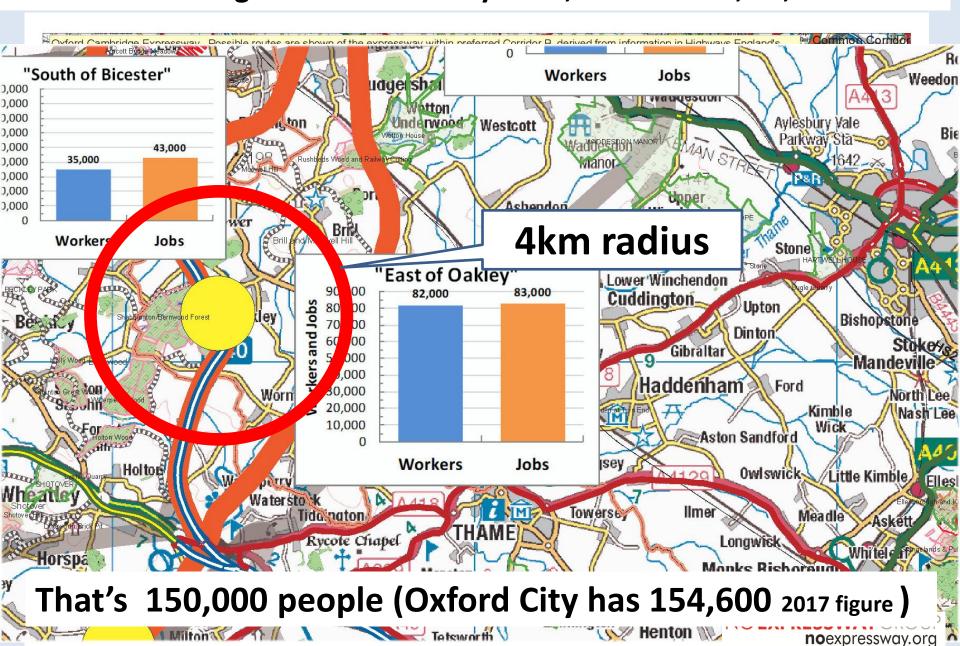
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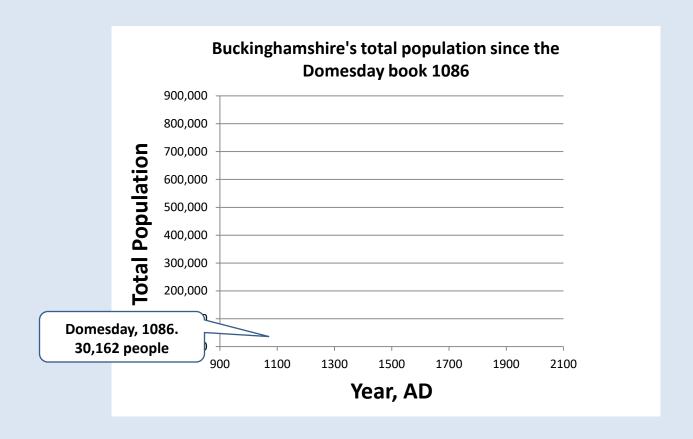


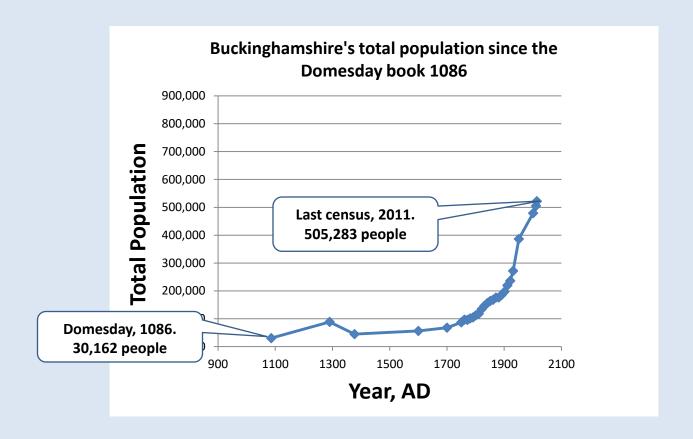
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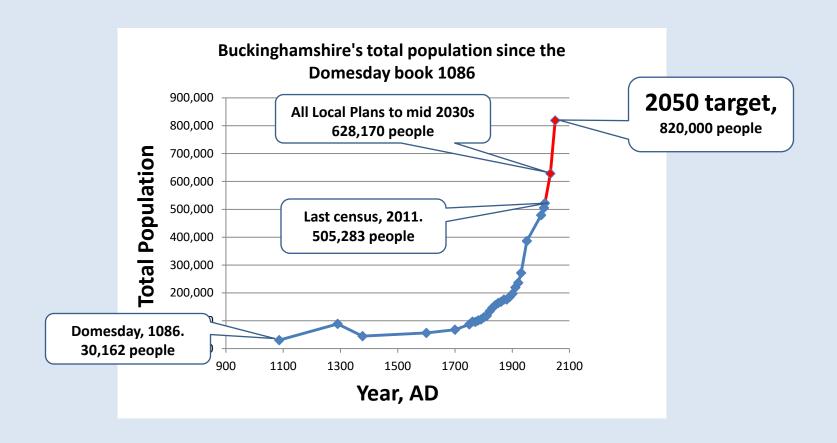


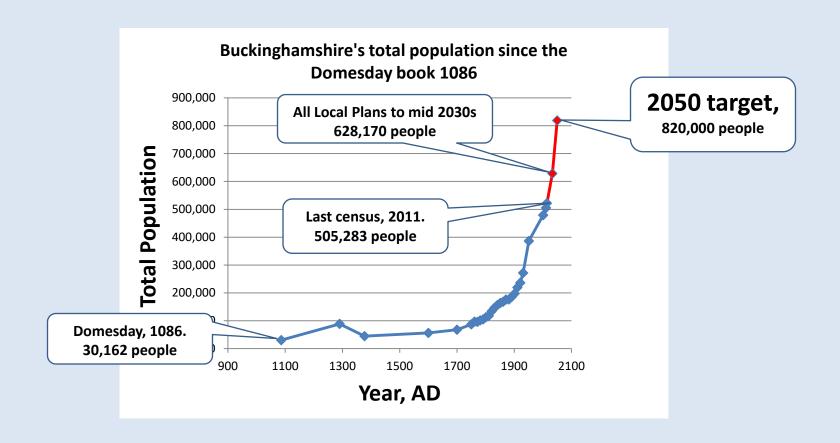
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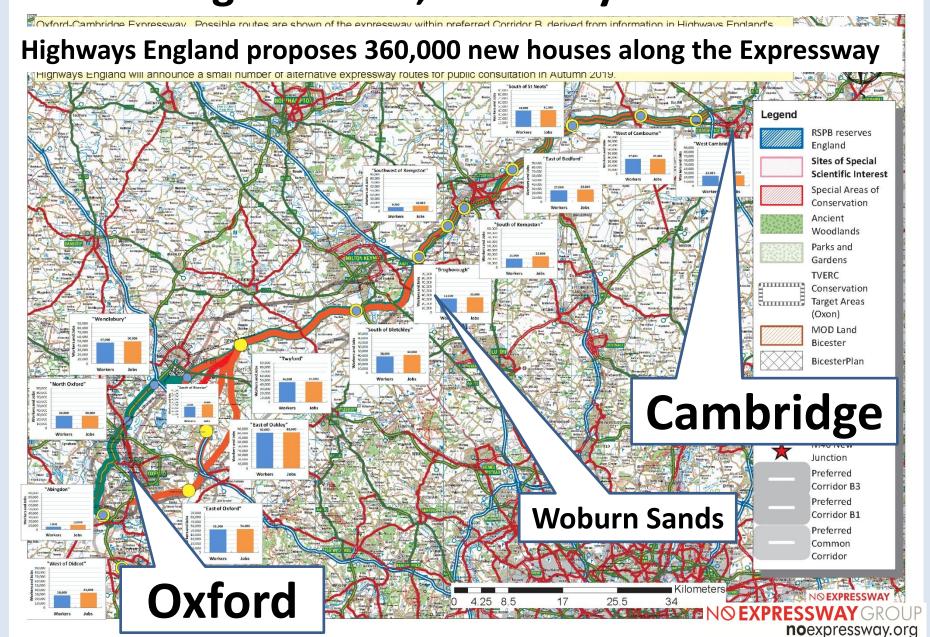






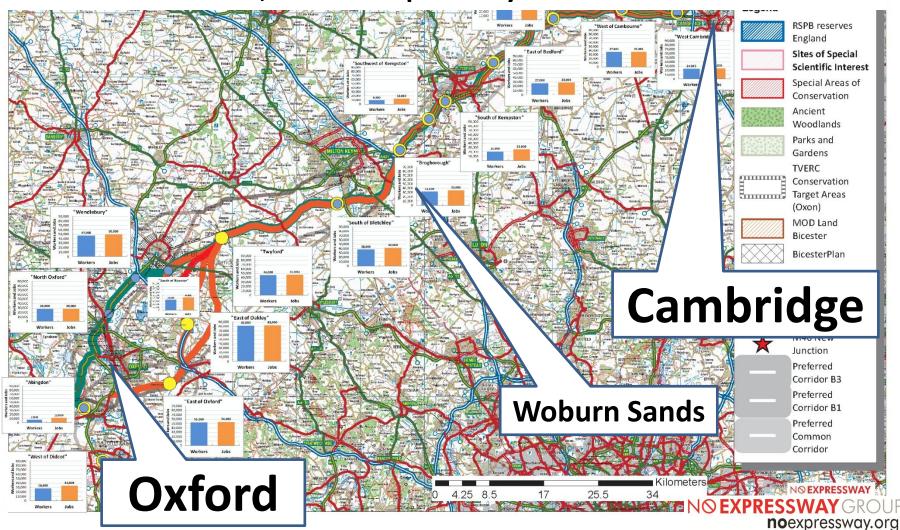
Are there really no limits to growth?

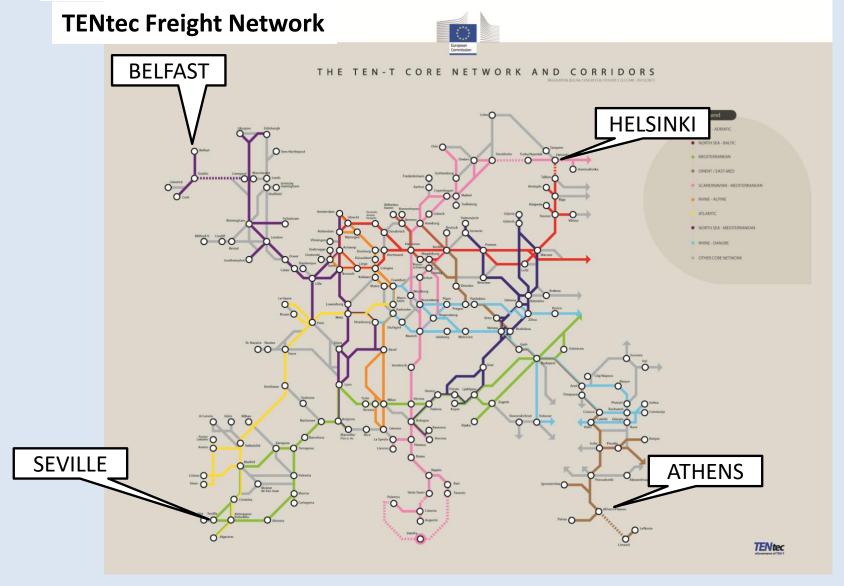
All along the 'Arc', the story is the same

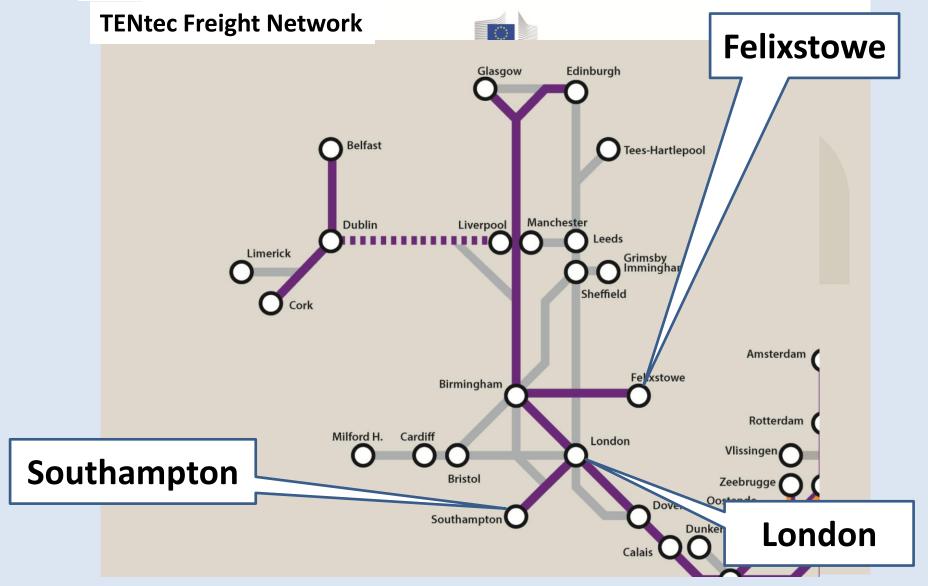


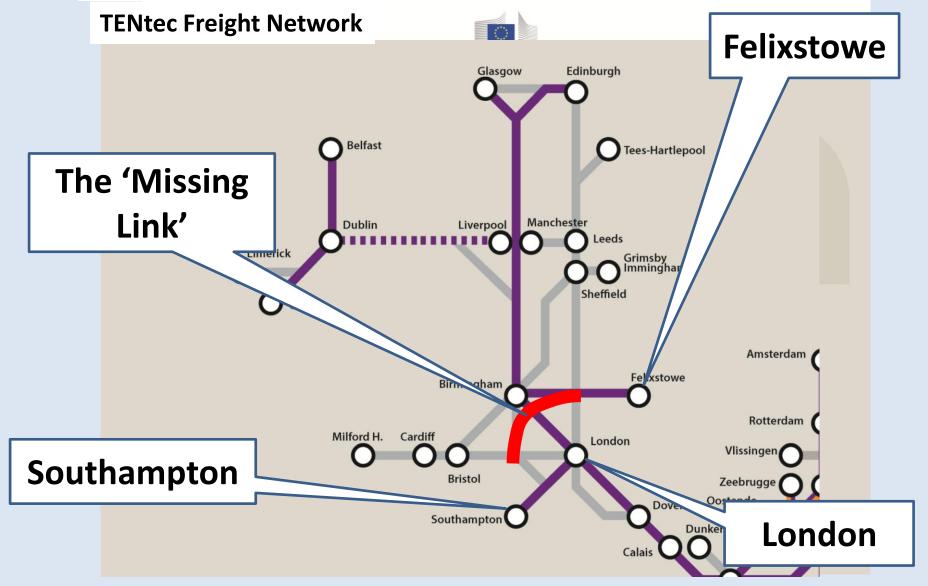
All along the 'Arc', the story is the same

Highways England proposes 360,000 new houses along the Expressway ... that still leaves 193,000 new Expressway-unlocked houses elsewhere.









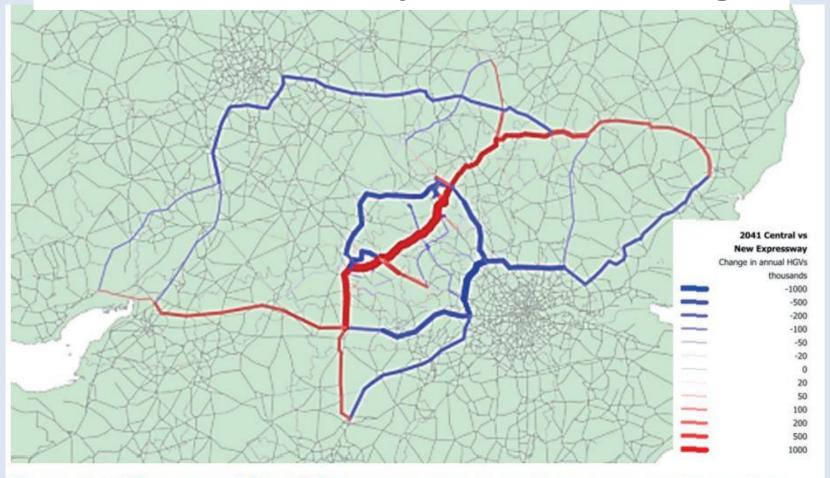


Figure 6-1: Change in 2041 HGV Movements due to Expressway Intervention

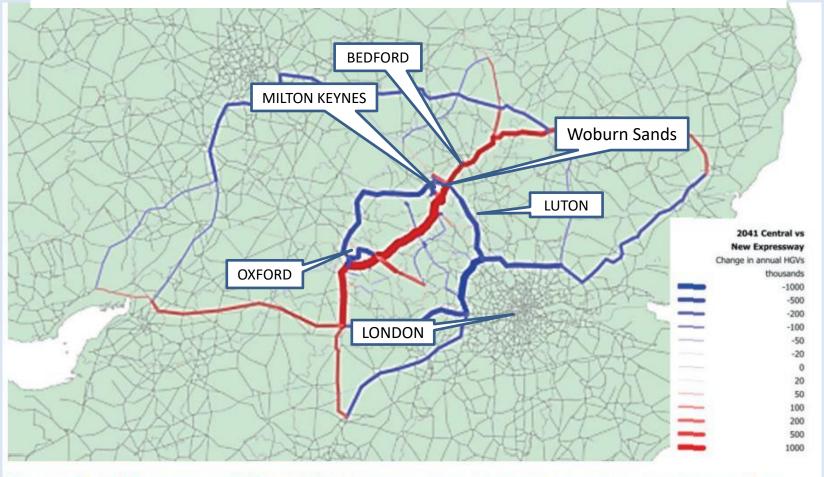


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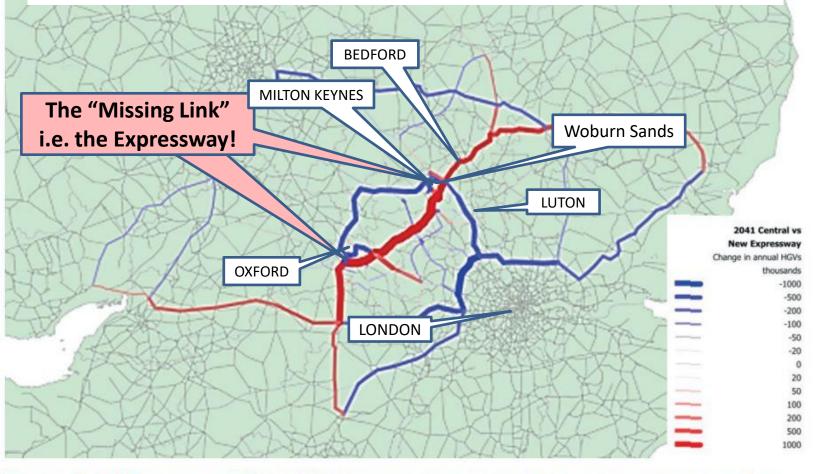


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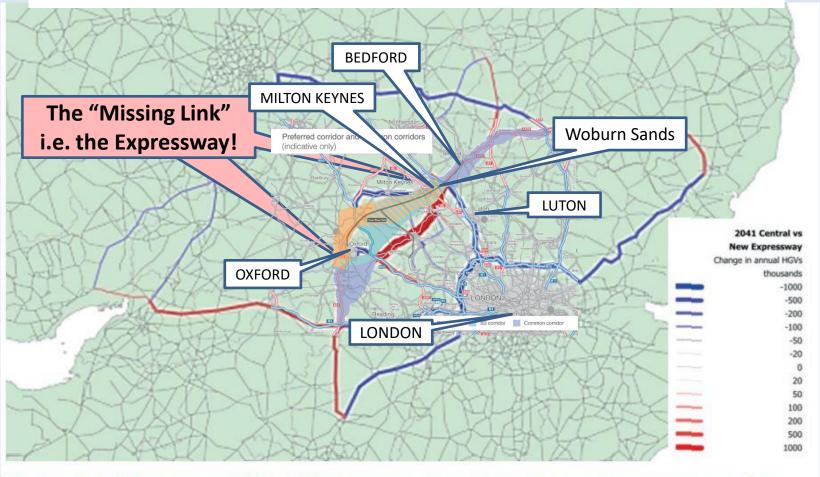


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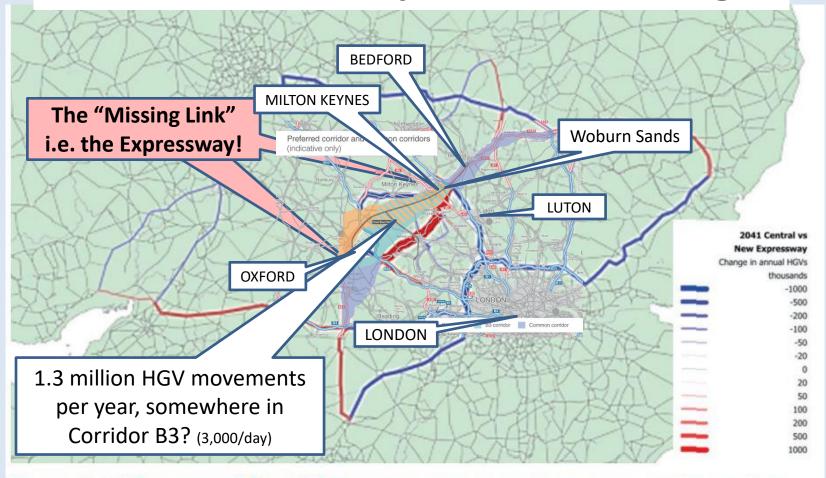


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So, will we be consulted by Highways England?

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"Engagement with members of the public on corridors is challenged by the scale of the Project area.

There are c.3.3 million people living in the arc. Consultation on corridors would require years of additional work at substantial cost to taxpayers. It would also leave a level of uncertainty across the region that was undesirable.

The Project Team are therefore engaging with Stakeholder Reference groups who themselves represent various public interests (environment, road users etc)."

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The Project Team are therefore engaging with Stakeholder Reference groups who themselves represent various public interests (environment, road users etc)."

and the Stakeholders, representing the public, are....?

















































Berkshire Buckinghamshire Oxfordshire





TOBACCO























Berkshire Buckinghamshire Oxfordshire





TOBACCO

































These Councils (ALL stakeholders) are supposed to be representing ale OUR interests to Highways England.

They are supposed to be consulting with us, so that our views are passed back to Highways England.

Let's make sure that they do.





Common sense says.....

Common sense says.....

- 1) Public transport not private transport.
- 2) Social housing not commercial/'affordable' housing.
- 3) Jobs to the North of the country, not to the South.
- 4) Freight by rail, not by road.
- 5) Engage with the affected population.
- 6) If you double a population in 30 years.....

 It will be difficult to create a 'sense of place' for the newcomers... and....
 - ...it will destroy the sense of place of those already living there.

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X

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It will be difficult to create a 'sense of place' for the newcomers... and....



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The No Expressway Group Campaign



noexpressway.org

What's Next - Impact of General Election



What's Next – Impact of General Election

What's Next - Impact of General Election

The Ox-Cam Expressway is now a General Election issue!

1. Conservative Party – pledged to "<u>review</u> as a priority" the Expressway (Ox to M1), 20th November

BUT Grant Shapps confirms housing can be delivered anyway

NEG writes open letter to Grant Shapps

- 2. Labour Party announce would "scrap Ox-Cam Expressway" (22nd November, reported 25th Nov)
 - NEG writes open letter to Andy McDonald (Labour)
 - NEG writes open letters to Lib Dem, Green & Brexit parties

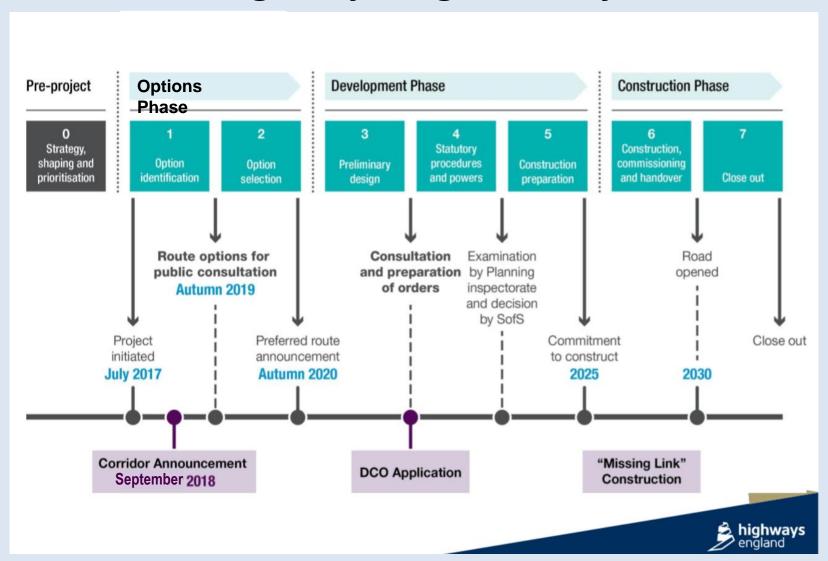
What's Next – Impact of General Election

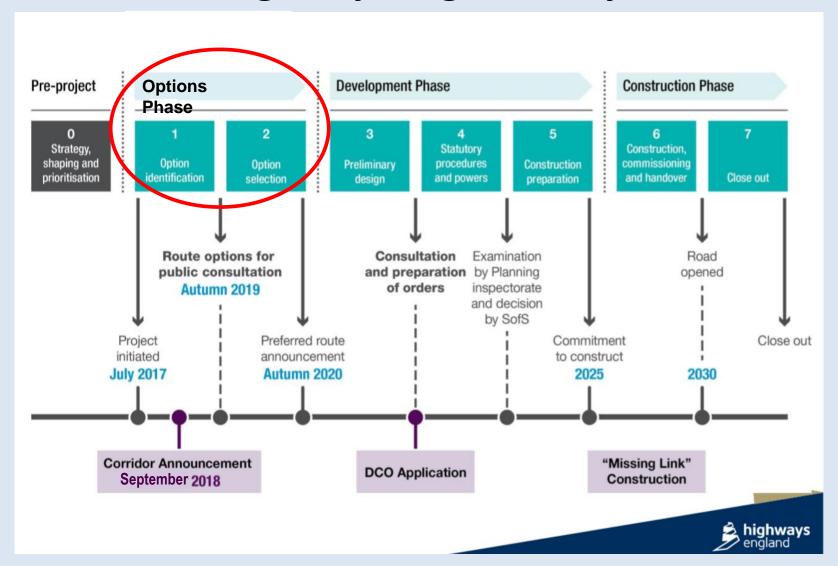
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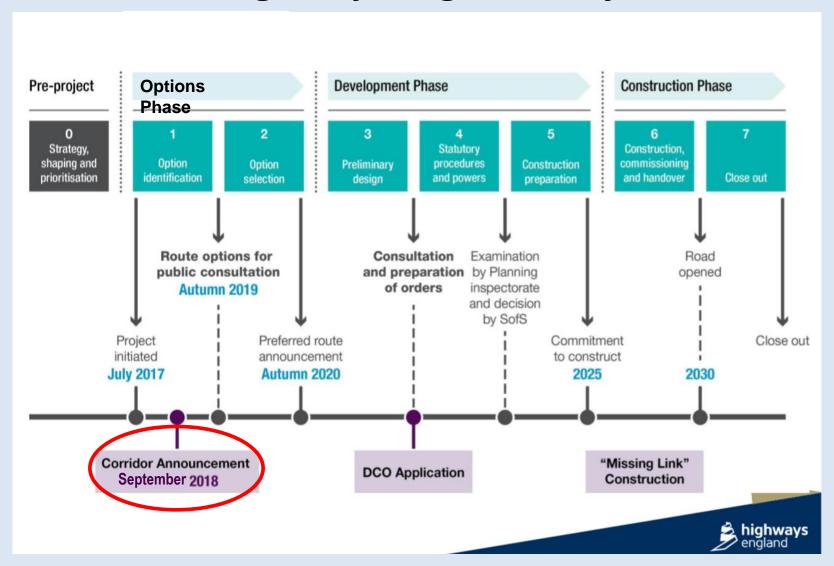
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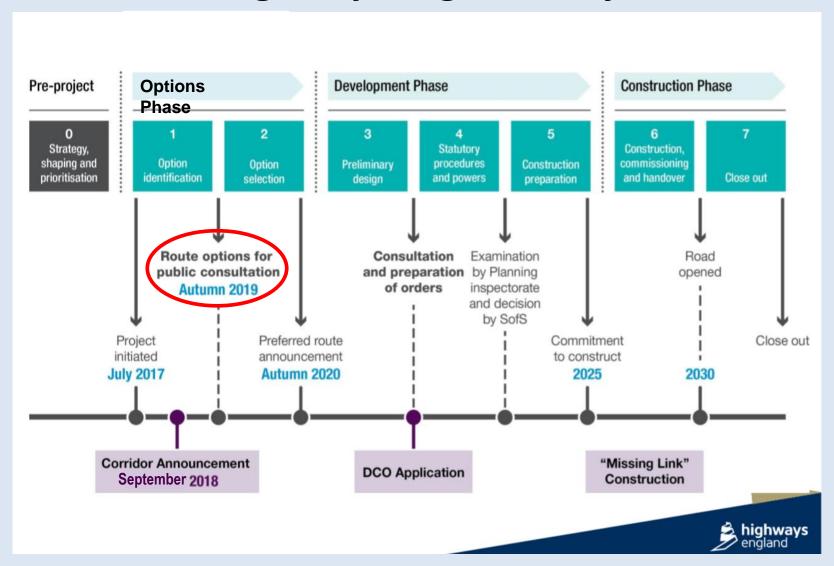
For ALL parties -

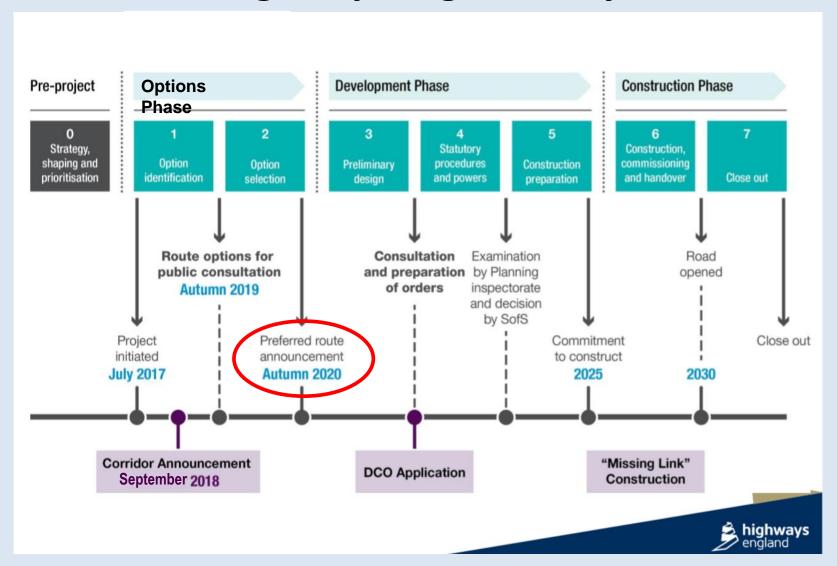
- It's not just the Expressway
- Electrification of East West Rail
- Target of 1 million new houses

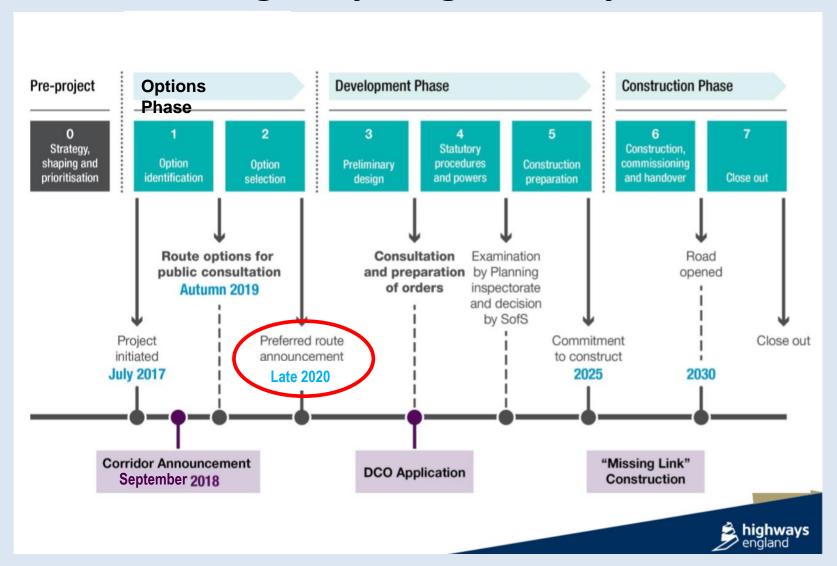


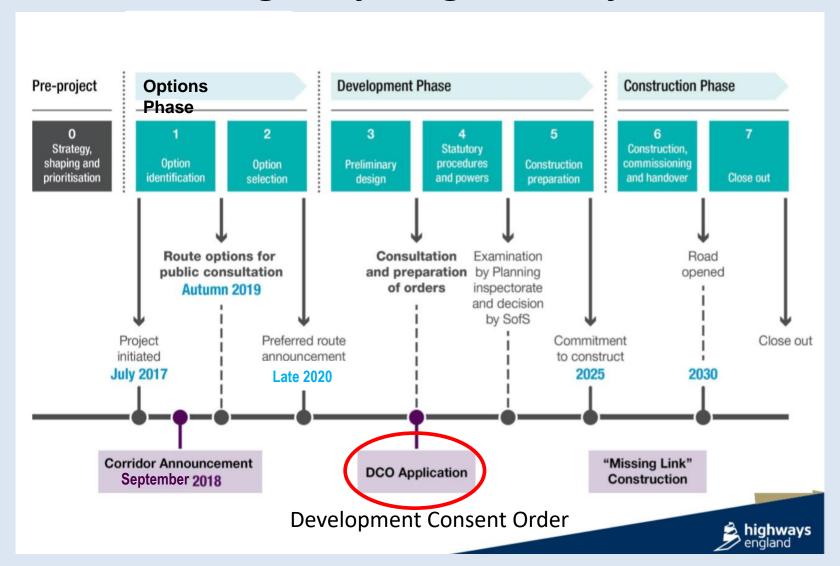


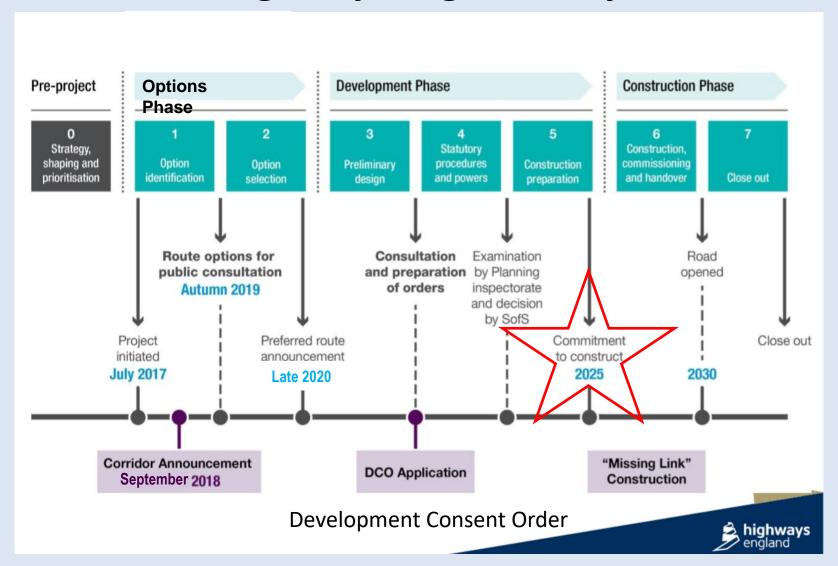


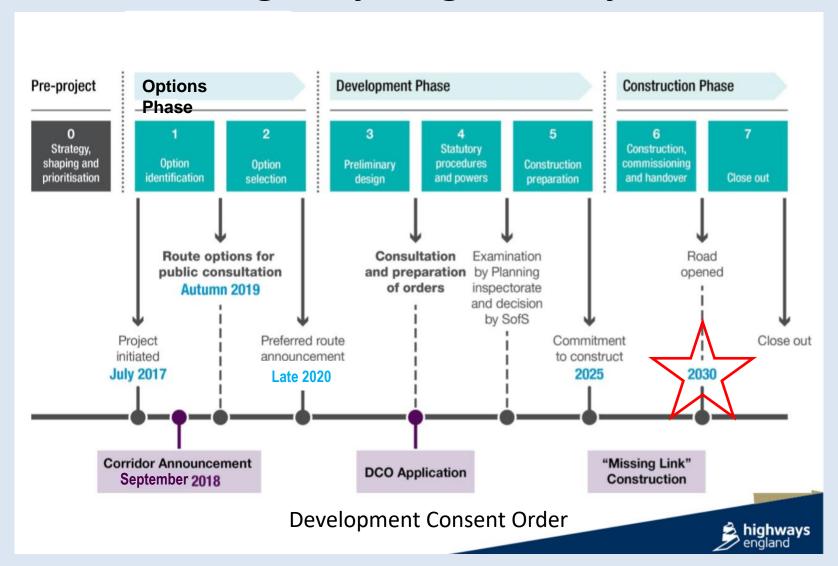












The Oxford Cambridge Expressway is a.... Nationally Significant Infrastructure Project (NSIP)

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- 1. Public Inquiries of the sort used for the M40 in the 1970s/80s are no longer held
- 2. **NSIPs** are examined by an Independent Inspector appointed by the Planning Inspectorate
- 3. The entire examination process takes no longer than 14 months
- 4. There is only **very limited public involvement**, usually restricted to registered Interested Parties (IPs)
- 5. Interested Parties can challenge the process, but not the outcome (i.e. you will get an expressway somewhere).

1. Highways England

- 1. Highways England
- 2. Oxford Cambridge Arc Leaders Group
 - Focused on business and housing development and driving benefits of the "Arc"

- 1. Highways England
- 2. Oxford Cambridge Arc Leaders Group
- 3. England's Economic Heartland



- Focused on strategic infrastructure and driving benefits of the "Arc"

- 1. Highways England
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- 3. England's Economic Heartland
- 4. East West Rail

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- 5. Other Gov. Depts
 - Dept Business, Energy & Industrial Strategy (LEP's; Strategy)
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Consultants/Developers





Have our say!

- Sign our petition
- Put up a sign
- Hold Councillors, Candidates & MPs to account
- Consultations



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- "The Arc" Plan community engagement Summer 2019?



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- HE Route options consultation

- Autumn 2019



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- Auting track; Gov. Yet HE on track; Gov. Gov. Yet



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Register as a stakeholder (group or individual)

- Auting track; Gov. Yet HE on track; Gov. Gov. Yet

The Challenge

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- HE Route options consultation

Register as a stakeholder (group or individual)

- Auting track; Gov. Yet HE on track; Gov. off!

The Challenge

HE Preferred route consultation

- Late 2020



The Challenge

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- Consultations
- HE Route options consultation

Delayed TBC

- Information about route options
- Can you say "NO"?
- How HE processes the feedback
- What information HE want
- Timings
- More info will follow noexpressway.org



Have our say!

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- Consultations

2. Spread the word





Share news and updates online, follow us, sign-up on noexpressway.org



- 1. Have our say!
 - Sign our petition
 - Put up a sign
 - Hold Councillors, Candidates & MPs to account
 - Consultations
- 2. Spread the word





3. Submit Environment, Heritage, Wildlife info to HE



The Challenge

- Have our say!
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NO EXPRESSWAY GROUP no expressway.org

- 3. Submit Environment, Heritage, Wildlife info to HE
- 4. Work together to make this "scary" elections

The Challenge

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NO EXPRESSWAY GROUP no expressway.org

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- 3. Submit Environment, Heritage, Wildlife info to HE
- 4. Work together to make this "scary" elections
- 5. Prepare for HE's next steps



Actions – what you can do!

Actions - what you can do!

- 1. Sign our new petition noexpressway.org
- 2. Sign-up to our updates noexpressway.org
- Sign-up to get involved in NEG Woburn Sands!
- 4. Register to be a Highways England Stakeholder
- 5. Make your voice heard (MP's, Cllrs, consultations)
- 6. Donate (time / money / skills / T-shirt)
- 7. Follow us on social media

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Facebook - No Expressway Group page
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- Twitter @no_expressway
- 8. Get your friends involved!



NO EXPRESSWAY GROUP

THE CAMPAIGN

ABOUT US

HOW YOU CAN HELP

NEWS & UPDATES

EVENTS

CONTACT US

We are still under threat from the Oxford/Cambridge Expressway

MAKE YOUR VOICE HEARD

Read the latest No Expressway Group news & updates