

Hopton (CA₂) Tunnel Alternatives Summary Report

24th April 2018

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1 Summary Report

1.1 Overview

- 1.1.1 This summary report reviews the HS2 West Midlands to Crewe ('Phase 2a') route alignment as it passes Hopton Village, between Ingestre and Marston, which falls within Colwich to Yarlet Community Area 2 (CA2).
- 1.1.2 The summary report considers three alternative tunnel options (a short bored tunnel, a long bored tunnel and a short cut and cover tunnel) which have been assessed against the Proposed Scheme in terms of engineering, construction, environment and cost.

1.2 The Proposed Scheme

- 1.2.1 The Proposed Scheme (Option H1) in the section under consideration that passes by Hopton village approaches Ingestre on the Trent North embankment. The alignment then rises to follow an increase in ground elevation and cuts through Ingestre Park Golf course at a depth of up to 17m below existing ground surface, before passing to the south of the Staffordshire County Showground in a cutting. Due to the undulating topography, the alignment passes to the south of the main part of Hopton Village using a mixture of deep cuttings (at depths up to 17m) and embankments. Beyond Hopton village to the north-west, the Proposed Scheme is in a deep cutting. The scheme crosses under the diverted A5066 Sandon Road at grade, before entering another deep cutting and then follows the existing ground level past Marston Village. See Appendix A for the plan and long section of the Proposed Scheme.
- 1.2.2 The Proposed Scheme includes realignment of the A518 Weston Road, the raising of the B5066 Sandon Road and crossings of several unnamed watercourses. Railway systems requirements include equipment associated with power distribution, overhead line electrification, train control and telecommunications systems.
- 1.2.3 The Proposed Scheme requires demolition of 10 residential properties and one farm. There are visual, noise and amenity impacts in Hopton and Marston which have been assessed in the Environmental Statement. The Proposed Scheme involves some loss of land within Ingestre Park Golf Club and Staffordshire County Showground and some loss of agricultural land and holdings and of ecological habitat, including the southern part of Lionlodge Covert Local Wildlife Site. There is an effect on the historic landscape character in the area, on the setting of Ingestre Conservation Area (including Ingestre parkland) and a small number of listed buildings all of which have been assessed in the Environmental Statement.
- 1.2.4The Proposed Scheme crosses a landfill in the location of Staffordshire County
Showground which presents a risk from contamination. There will also be potential
impacts on a number of watercourses and tributaries. Diversion or realignment of

local roads and public rights of way will result in some increased journey times. The Proposed Scheme will affect a strategic residential development site, between Hopton and Marston, identified within the adopted Plan for Stafford Borough in 2014.

- 1.2.5 Mitigation measures incorporated into the Proposed Scheme include partial compensation for the loss of ancient woodland, landscape planting and habitat creation. The design also ties the engineering earthworks for embankments and cuttings into their wider landscape context and mitigates views of structures and overhead line equipment from sensitive receptors where reasonably practicable. The provision of noise barriers and bunds are incorporated in the Proposed Scheme to avoid or reduce noise effects on residential and non-residential properties (including in Ingestre, Park Farm (Stafford), Hopton, Mount Edge and Marston).
- 1.2.6 Significant residual effects will remain during both the construction and operational phases of the railway. Save for the required property demolitions, the majority of these effects arise during the construction stage only and are therefore largely temporary in nature, lasting only for the duration of the construction works.
- 1.2.7 At the construction stage the residual effects include:
 - Temporary loss of 135ha of 'best and most versatile' agricultural land (of which 100Ha will be required permanently).
 - Demolition of 10 residential properties and one farm.
 - Impacts on 7 agricultural holdings.
 - Loss of historic buildings.
 - Loss of 0.3 Ha of ancient woodland.
 - In combination (noise and visual effects) at 33 residential properties.
 - Traffic impacts.
- 1.2.8 At the operational stage the residual effects include:
 - Loss of 100ha of best and most versatile agricultural land.
 - In combination (noise and visual) effects at 78 residential properties.
 - Impacts on the setting of Ingestre Conservation Area and landscape character.
 - Loss of 800 parking spaces at the Staffordshire County Showground.
 - Longer travel times for Bridleway and footpath diversions.

1.3 Short Bored Tunnel (Option H₂)

- 1.3.1 The short tunnel option (Option H2) would run between a southern porous portal 150 m in length located 350m northwest of the A518 Weston Road (chainage 210+500) and it would emerge at a porous portal of 150m located 550m northwest of the B5066 Sandon Road (chainage 212+700). Between those two points, the railway would be in a 2.2 km long twin bored tunnel. The tunnel would pass under Hopton watercourse and B5066 Sandon Road: see Appendix B for plan and long section of Option H2.
- 1.3.2 The vertical track alignment of Option H2 would be 20m lower than the Proposed Scheme (H1). Ground improvement/ground treatment would be required to facilitate the tunnel boring at Hopton.
- 1.3.3 The increased track centre-to-centre spacing of 22metres in the tunnel would require greater land take and larger earthworks at the approaches to the tunnel portals. A main compound for tunnelling would be required close to the northern tunnel portal. Portal buildings and rescue areas would be located at each end of the tunnel structure with an appropriate access road.
- 1.3.4 Engineering benefits of Option H₂ over the Proposed Scheme include:
 - No requirement for the Hopton retaining wall and removal of the cuttings up to 17m in depth.
 - Reduced surface works and surface level construction between the A518 Weston Road and B5066 Sandon Road together with a reduction in land take requirements for construction and operation.
 - No diversion of B5066 Sandon Road.
- 1.3.5 By contrast, the engineering disbenefits of Option H₂ compared with the Proposed Scheme include:
 - A reduction in design speed of the railway in this location from 400kph to 360kph.
 - Potential added complexities to construction (difficult tunnelling conditions at Hopton Fault) which would increase the construction risks and lengthen the construction programme.
 - A requirement for pumping stations for tunnel low point drainage.
 - Minor worsening for railway operations with respect to headways and owing to increased track gradients, minor increase in maintenance for the associated plant, moderate increase in auxiliary power demands and in the traction power loading owing to change in track gradient and air resistance encountered by the train operating through the tunnel section.

- 1.3.6 Option H2 would add very significant additional construction cost to the Proposed Scheme cost, namely an additional £231.91 million. This is due to costs associated with tunnel construction, as well as the additional requirements for track systems equipment.-Further details of the additional construction costs are set out in the table below.
- 1.3.7 The environmental benefits of Option H₂ over the Proposed Scheme would include:
 - Reducing the need for surface works and surface level construction between the A518 Weston Road and B5066 Sandon Road, so reducing the number of residential demolitions from ten to six.
 - A reduction in the amount of land required for construction and operation, resulting in reduced impacts on agricultural land and holdings and ecological habitat.
 - A reduction in noise and visual impacts on properties at Hopton.
 - A reduction in impacts on local landscape character, historic character and listed buildings in the area.
 - A reduction in the need to divert/align local roads and public rights of way.
 - A reduction in effects on the residential development site, between Hopton and Marston, identified within the adopted Plan for Stafford Borough 2014.
- 1.3.8 The environmental disbenefits of Option H₂ over the Proposed Scheme include:
 - Increases in localised noise, landscape and visual impacts around the tunnel portals during construction of those portals.
 - Significantly greater number of HGV traffic movements during construction, which would increase the impact on the strategic and local road network.
- 1.3.9 Overall it is considered that Option H2 would result in a minor net improvement in residual environmental effects compared to the Proposed Scheme. This minor improvement would come at the additional construction cost of £231.91 million identified above.

1.4 Long Bored Tunnel (Option H₃)

1.4.1 The long tunnel Option (Option H₃) runs from 150m porous portal located west of the Great Haywood viaduct at Lionlodge Covert (chainage 207+250) and would emerge at a 150m porous portal located 750m northwest of the B5066 Sandon Road (chainage 212+900). Option H₃ therefore extends 3.2 km further to the southeast than Option H₂. It would comprise a 5.6km long twin bored tunnel, with 150m porous portals, a ventilation shaft and associated infrastructure: see Appendix B for plans and long section of Option H₃.

- 1.4.2 The alignment of Option H₃ meets the requirement to provide clearance below the Trent Walk and Hanyards watercourses and is designed to address significantly rising ground beyond the Staffordshire County Showground.
- 1.4.3 The vertical track alignment would be up to 35m lower than the Proposed Scheme (H1). Ground improvement/ground treatment would be required to facilitate tunnel boring at Ingestre and Hopton. A single ventilation shaft would be required north of the A518 Weston Road.
- 1.4.4 The petition received from Jeremy Lefroy MP proposes a bored tunnel between Upper Hanyards Farm (chainage 208+800) and B5066 Sandon Road (chainage 212+200). This would theoretically involve a shorter length of tunnel than Option H3. However, Mr Lefroy's tunnel alignment is not practicable to construct. The southern portal location suggested would create an unacceptable vertical alignment for the railway, as the tunnel would need to pass under the Berryhill (south) watercourse and then emerge to the south to tie in with the remainder of the route, but without creating an unacceptable vertical alignment. In order to achieve the length of tunnelling suggested by Mr Lefroy, the southern portal would need to be located in the same location as that proposed under Option H3.
- 1.4.5 The northern portal location proposed by Mr Lefroy at the B5066 Sandon Road would still require the diversion of that highway. Given that one of Mr Lefroy's objectives is to avoid such a diversion, it would be necessary to move the northern portal further to the north of Sandon Road. This would result in the northern portal being positioned in a similar location to that proposed for the northern portal for Option H₃.
- 1.4.6 The effect of these changes, which seek to optimise Mr Lefroy's proposal, is a tunnel option that corresponds to Option H₃.
- 1.4.7 As for Option H₂, Option H₃ would require additional land take either side of the alignment, additional earthworks at tunnel portals and construction compounds for the tunnelling activity.
- 1.4.8 More physical equipment is needed in the longer tunnel under Option H₃ than in Option H₂. The configuration/nature of the equipment also differs slightly, because of the need for a tunnel ventilation shaft, and additional cross-passages, power supply, overhead line electrification, train communication equipment.
- 1.4.9The engineering benefits and disbenefits of Option H3 over the Proposed Scheme are
similar to those that would result from Option H2, save that there would be an
engineering requirement for an increased area of construction around Lionlodge
Covert LWS. There would be a moderate worsening for railway operations in terms of

headways and auxiliary power demands, a major worsening in traction power loading owing to tunnel air resistance and a minor increase in maintenance.

- 1.4.10 Option H₃ would add a very significant additional construction cost to the Proposed Scheme cost, namely an additional £481.88 million. This is due to costs associated with tunnel construction, as well as additional requirements for track systems equipment. Further details of the additional construction costs are set out in the table below.
- 1.4.11 The environmental benefits and disbenefits of Option H₃ over the Proposed Scheme include those resulting from H₂. In addition, Option H₃ would require no property demolitions and a reduced land take at Ingestre Park Golf Club and Staffordshire County Showground. Option H₃ would significantly reduce the noise and visual impacts upon properties at and between Ingestre and Hopton.
- 1.4.12 Overall it is considered that Option H₃ would result in a moderate net improvement in residual environmental effects compared to the Proposed Scheme. This moderate improvement would come at the additional construction cost of £481.88 million identified above.

1.5 Short Cut and Cover Tunnel (Option H4)

- 1.5.1 A short cut and cover tunnel option (Option H4) has been considered beginning at a 150m porous portal located 850m northwest of the A518 Weston Road (chainage 211+000) and emerging at a 150 porous portal located 50m northwest of the B5066 Sandon Road (chainage 212+200). The cut and cover tunnel would be 1.2km long: see Appendix B for plans and long section of Option H4.
- 1.5.2 Option H4 has been considered in light of the very high construction costs of Options H2 and H3. Option H4 has been designed with the objective of seeking to achieve operational noise benefits for both Hopton and Mount Edge.
- 1.5.3 The vertical track alignment of Option H4 would be 16m lower than the Proposed Scheme (H1). Permanent re-profiling of the ground, above the tunnel, would be required. A temporary realignment is required in crossing the Kingston Brook watercourse during construction at Hopton. However, the watercourse would be reinstated, above the tunnel, on its existing alignment.
- 1.5.4 Portal buildings and rescue areas would be located at each end of the tunnel structure with an appropriate access road. Option H4 does not require a combined ventilation and intervention shaft.
- 1.5.5 The engineering benefits of Option H₄ over the Proposed Scheme include:
 - No requirement for the retaining wall at Hopton.
 - A small reduction in land required for construction and operation.

- 1.5.6 The engineering disbenefits of Option H₄ over the Proposed Scheme include:
 - Technical and construction complexities associated with the supported excavation depth of approximately 30m required over the deepest section of tunnel.
 - An increase in mass haul and construction activity.
 - Generation of a significantly greater number of HGV traffic movements during construction.
 - A minor worsening in terms of railway operations because of effects on headways, a minor worsening in auxiliary power demand and maintenance requirements, and a moderate worsening in traction power loading owing to change in track gradient and tunnel air resistance.
- 1.5.7 Option H4 would add very significant additional construction cost to the Proposed Scheme cost, namely an additional £159.31 million. Further details of the additional construction costs are set out in the table below.
- 1.5.8 The environmental benefits of Option H₄ over the Proposed Scheme are similar to those of the short bored tunnel, Option H₂. The number of residential demolitions would reduce from 10 to 8 as compared with the Proposed Scheme.
- 1.5.9 The environmental disbenefits of Option H4 over the Proposed Scheme would include a requirement for additional land-take temporarily, and a temporary increase in noise and landscape and visual impacts resulting from additional surface works at Hopton. The tunnel depth would not be sufficient to reinstate the existing ground level, and would need to be re-landscaped, thereby creating an artificial mound.
- 1.5.10 Overall it is considered that Option H4 would not result in a significant net improvement in residual environmental effects compared to the Proposed Scheme. Construction of Option H4 would cost an additional £159.31 million in comparison with the Proposed Scheme.

1.6 Cost Comparison

1.6.1 A comparison of the estimated construction costs of the tunnel options (including the Proposed Scheme) discussed in this summary report is set out in the following detailed table below. 1.6.3 The table shows the cost differences of the Hopton Tunnel (Options H₂, H₃ and H₄) compared to the Proposed Scheme. It should be noted that costs are likely to change following further design development.

ltem	Proposed Scheme (£ million)	Option H2 (£ million)	Option H3 (£ million)	Option H4 (£ million)
Tunnels	0.00	135.18	313.62	70.49
Civil engineering (excluding earthworks)	95.89	100.94	77.58	92.06
Rail Systems	16.76	32.03	62.16	25.96
Indirect Costs	18.59	45.65	73.35	38.92
Sub-total: Construction & Indirect Costs:	131.24	313.80	526.71	227.43
Sub-total difference:		182.56	395.47	96.19
Earthworks (increase against Proposed Scheme)		8.51	-8.82	47.35
Land & Property (reduction against Proposed Scheme)		-12.30	-20.60	-1.30
Efficiency Adjustment		-12.72	-18.45	-28.45
Avoided design improvements required for Proposed Scheme		-0.40	-3.40	0.00
Total Difference:		165.65	344.20	113.79
Contingency (40%)		66.26	137.68	45.52
Total cost difference from Proposed Scheme:		231.91	481.88	159.31

Notes:

- 1. Tunnel costs include bored tunnels, cut & cover tunnels, shafts and portals,
- 2. Civil engineering costs include bridges, viaducts & other structures, roads and utility diversions,
- 3. Indirect Costs include HS2 corporate costs, project management, design development & insurances. They are calculated on a % basis,
- 4. Earthworks costs represent the cost increase in constructing each option: i.e. H2 (short bored tunnel), H3 (long bored tunnel) and H4 (cut & cover tunnel). The earthworks model considers re-use of excavated material, processing requirements, mass haul, disposal etc. These costs cannot be isolated for a specific section of route,
- 5. The cost shown for Land & Property represents the savings for avoided purchases and compensation costs associated with each option,
- 6. The Efficiency Adjustment represents expected opportunity cost savings associated with cut & cover tunnel, civil engineering, rail systems and indirect costs.
- 7. Contingency (40%) is consistent with the Proposed Scheme and is applied to the Total Difference,
- 8. All costs are stated at base date 1Q 2015.

1.7 Conclusion

- 1.7.1 The bored tunnel options (Options H2 and H3) would result in environmental and community benefits in comparison to the Proposed Scheme. Those benefits would be greater in the case of the longer tunnel (Option H3). However, bored tunnels are more complex and very significantly more costly to build. Tunnel working would also increase construction and maintenance risks.
- 1.7.2 Bored tunnels also result in operational disadvantages which increase in severity as the tunnel lengthens, with greater risk to reliable operation of the train service, in the case of the long tunnel option (H₃).
- 1.7.3 The cut and cover tunnel option (Option H4) would result in greater adverse environmental effects during the construction in comparison with the Proposed Scheme. Option H4 would bring a reduction in adverse environmental and community effects in comparison with the Proposed Scheme during the operation of the railway.
- 1.7.4 All tunnel options would result during construction in an increase in excavated material and HGV movements on the highway.
- 1.7.5 All three tunnel options considered would result in very significant additional construction costs in comparison to the Proposed Scheme.

Appendices

Appendix A – Proposed Scheme Plan

A.2 Plan and long section of Proposed Scheme (H1)

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Appendix B – Concept Plans for Alternative Tunnel Options

- **B.1 Combined plan for alternative tunnel options** C861-ARP-CV-DSK-000-00001
- **B.2 Plan and long section drawing for Short Bored Tunnel (H2)** C861-ARP-CV-DSK-000-252102
- B.3 Plan and long section drawing for Long Bored Tunnel (H3) C861-ARP-CV-DSK-000-252103
- **B.4 Plan and long section drawing for Short Cut and Cover Tunnel (H4)** C861-ARP-CV-DSK-000-252104





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	Zone	Project/Contract								
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	Option H3	28/07/2017	As shown	A0						
	Online option - Long Bored Tunnel	Drawing No. Rev.								
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Zone	Project/Contract								
Route Wide	P2A Civils Design & Environmental Services								
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Online option - Short Cut + Cover Tunnel	Drawing No.								
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	Zone Route Wide Design Stage Hybrid Bill - Draft Initial Preliminary Design Drawing Title Hopton Study Option H4 Option - Short Cut + Cover Tunnel	Zone Project/Contract Route Wide P2A Civils Design Design Stage Discipline/Function Hybrid Bill - Draft Initial Preliminary Design Drawn Drawing Title Drawn Hopton Study Date Option H4 07/06/2017 Online option - Short Cut + Cover Tunnel Drawing No. C861-ARP-R	Zone Project/Contract Route Wide P2A Civils Design & Environme Design Stage Discipline/Function Hybrid Bill - Draft Initial Preliminary Design Drawn Drawing Title Drawn Hopton Study Date Option H4 07/06/2017 Online option - Short Cut + Cover Tunnel Drawing No. C861-ARP-RT-DSK-000-252	Zone Project/Contract Route Wide P2A Civils Design & Environmental Server Design Stage Discipline/Function Hybrid Bill - Draft Initial Preliminary Design Discipline/Function Drawing Title Drawn Checked Approved Hopton Study Date Scale Size Option H4 Or/06/2017 As shown A Drawing No. C861-ARP-RT-DSK-000-252104					