

HIGHWAYS ADVISORY COMMITTEE

9 January 2018

Subject Heading:	TPC991- Mellows Road Parking Review – Results of the Statutory Consultation
CMT Lead:	Dipti Patel
Report Author and contact details:	Matt Jeary – Special Projects Engineer matthew.jeary@havering.gov.uk 01708-431894
Policy context:	Traffic & Parking Control
Financial summary:	The estimated cost of implementation is £0.002m and will be met by the Parking Strategy Investment (A2017).

The subject matter of this report deals with the following Council Objectives

Havering will be clean and its environment will be cared for	[x]
People will be safe, in their homes and in the community	[x]
Residents will be proud to live in Havering	[x]

Romford Town Ward

SUMMARY

The Schemes section of Havering Council are committed to solving Parking issues within the Borough, and will maximise 'on-street' parking for Residents where possible, with the emphasis on safety and maintaining vehicular access.

This report outlines the responses received to the informal parking consultation undertaken in Mellows Rd and recommends a further course of action.

RECOMMENDATIONS

1. That the Highways Advisory Committee, having considered this report and the representations made, recommends to the **Cabinet Member for Environment Regulatory Services and Community Safety** that:
 - a. the 'at any time' waiting restrictions (Double Yellow Lines) as shown on the plan in Appendix D are implemented as advertised; and
 - b. Mellowes Road is included within the R03 Controlled Parking Zone as a 'Permit Holders Past this Point' scheme (operational Monday to Saturday, 8.30am to 6.30pm) together with associated waiting restrictions as shown on the plan in Appendix D.

2. Members note that the estimated cost for implementation of the scheme is £0.002m which includes the advertising of the Traffic Management Order and the implementation of posts sign and the associated waiting restrictions and parking bays.

REPORT DETAIL

Mellowes Road was adopted by the Council in March 2016 and forms part of the Mellowes Road development of 35 properties.

The Council and Romford Town Ward Members have received representations and a petition for the inclusion of Mellowes Road in the R03 controlled parking zone ("CPZ").

Residents sent representations to the Council in the form of a petition citing long term commuter and non-residential parking as issue causing parking problems in this road.

Officers acknowledged that, the issues raised by residents need to be addressed and consider that the inclusion of Mellowes Road in the CPZ will resolve the parking problems.

Residents were informally consulted on the inclusion of Mellowes Road in the CPZ. The Informal consultation commenced on 21st February 2017 with a closing date of 14th March 2017 for receipt of representations. In total 35 letters were sent out to local residents. At the close of the informal consultation 7 representations were received all in favour of the inclusion of Mellowes Road in the CPZ. A copy of

the informal consultation documentation is contained in Appendix A. A summary of representations from the Informal Consultations is contained in Appendix B.

A Statutory Consultation (appended at Appendix C) was undertaken on the 9th October 2017 during the course of which 3 objections were received. The objections focused on the reduction in on street parking provision as a consequence of the introduction of marked parking bays.

Following consideration of the results of the Statutory Consultation, and taking into account the objections received, officers recommend that the scheme is progressed as a 'Permit Parking Only Past This Point' scheme which will maximise on-street parking for the Residents. Officers anticipate that this will increase the available on street parking provision by approximately 20% when compared to the original advertised scheme. A feature of the proposed scheme is the removal of marked bays allowing residents to park in all unrestricted parts of the road as long as they are not causing obstruction to traffic flow.

It is envisaged that all proposed 'at any time' waiting restrictions (Double Yellow Lines) are implemented as soon as practicable to alleviate the issue of non-resident vehicles causing obstruction for Emergency and Refuse Vehicles. This element of the scheme did not receive any objections during consultation.

The extent of the R03 controlled parking zone is shown on plan in Appendix E.

IMPLICATIONS AND RISKS

Legal implications and risks:

The Council's power to make an order creating a controlled parking zone is set out in Part IV of the Road Traffic Regulation Act 1984 ("RTRA 1984").

Before an Order is made, the Council should ensure that the statutory procedures set out in the Local Authorities Traffic Orders (Procedure)(England & Wales) Regulations 1996 (SI 1996/2489) are complied with. The Traffic Signs Regulations and General Directions 2002 govern road traffic signs and road markings.

Section 122 RTRA 1984 imposes a general duty on local authorities when exercising functions under the RTRA. It provides, insofar as is material, to secure the expeditious, convenient and safe movement of vehicular and other traffic (including pedestrians) and the provision of suitable and adequate parking facilities on and off the highway. This statutory duty must be balanced with any concerns received over the implementation of the proposals.

In considering any responses received during consultation, the Council must ensure that full consideration of all representations is given including those which do not accord with the officer's recommendation. The Council must be satisfied that any objections to the proposals were taken into account.

In considering any consultation responses, the Council must balance the concerns of any objectors with the statutory duty under section 122 RTRA 1984.

Human Resources implications and risks:

It is anticipated that the enforcement activities required for these proposals can be met from within current staff resources.

Financial implications and risks:

This report is asking HAC to recommend to the Lead Member to implement the proposed changes as outlined in the recommendations to this report.

The estimated cost of implementing the proposals, including physical measures, advertising and making the Traffic Management Orders is £0.002m for implementation, and will be met through a virement from the revenue budget A24650 to capital (A2017), as there are no funds within the capital budget to fund the project.

The costs shown are an estimate of the full costs to implement a scheme should it be ultimately implemented. It should be noted that further decisions may be made following a full report to the Committee and with the Cabinet Member approval process being completed where a scheme is recommended for implementation.

In the unlikely event of an 'overspend', the balance would need to be contained within the overall Environment Capital budget.

Equalities implications and risks:

The Council undertook a postal consultation with residents to ascertain the amount of support to introduce Parking controls within the affected area.

Parking controls have the potential to displace parking to adjacent areas, which may be detrimental to others, including older people, children, young people, disabled people and carers. The Council will be monitoring the effects of the scheme to mitigate any further negative impact.

There will be some visual impact from the required signing and lining works. Where infrastructure is provided or substantially upgraded, reasonable adjustments should be made to improve access for disabled people, which will assist the Council in meeting its duty under the Equality Act 2010.

BACKGROUND PAPERS



The Resident/Occupier

**Street Management
Schemes**
London Borough of Havering
Town Hall,
Main Road
Romford RM1 3BB

Email: schemes@havering.gov.uk

IMPORTANT PARKING CONSULTATION

Date: Friday 21st February 2017

Dear Sir/ Madam

MELLOWES ROAD PARKING REVIEW

I am writing to advise you that the Council are proposing a review of the parking situation in Mellowes Road due to representations from residents and local Ward Councillors. The extent of the review area is shown on the attached plan.

The aim of this review is to look at the parking situation in the area, with a view to addressing the long-term non-residential parking issues and giving residents the option of having a residents parking scheme, should it be felt necessary.

I have attached a questionnaire that you are requested to complete and return to us by **14th March 2017**.

Please note we are unable to answer individual points raised at this stage. However, your comments will be noted and will be taken into consideration when presenting the final report to the Council Highways Advisory Committee. This committee will decide if a further course of action is required and any issues raised by residents will be addressed at that time. All comments received are open to public inspection.

Yours faithfully,

Omar Tingling
Project Engineer



Havering
LONDON BOROUGH

PARKING REVIEW QUESTIONNAIRE
Mellowes Road

Street Management
Schemes

Town Hall
Main Road
Romford
RM1 3BB

Name:

Address:

Please call: Street Management
Telephone: 01708 431056 or 01708 433464
Email: schemes@havering.gov.uk
Date: Friday 22nd February 2017

All responses received will provide the council with the appropriate information to determine whether we take a parking scheme forward to the design and formal consultation stage.

Only one signed and dated questionnaire per address will be considered. Please return to us by Friday 14th March 2017.

1. Are you in favour of being included in the RO3 Controlled Parking Zone which operates 8am to 6.30pm Monday to Saturday
- ☐ Yes
☐ No

For your information:

Yellow lines would prevent residents from parking on the lines in the same way as they would non-residents.

Residents Parking scheme will permit residents and their visitor to park in the allocated areas, with a valid permit for the area

Mellowes Road

No	Road	Address	Returns	Returns Rate %	1. Are you in favour of being included in the RO3 Controlled Parking Zone which operates 8am to 6.30pm Monday to Saturday		
					Yes	No	
1	Mellowes Rd	35	7	20%	7	0	
2	Totals	35	7	20%	7	0	

Appendix C





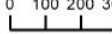

	Summary of Comments	Staff Comments
1	<p>I do not believe that the proposed residents parking and waiting restrictions will improve parking provisions for the residents of Mellows Road.</p> <p>Whilst there is some non-residential parking in the Road, the majority of cars parked belong to residents and their visitors and the limited number of bays proposed will mean that residents and their visitors will be left without sufficient parking spaces.</p> <p>In particular the provision of only one bay outside my property and that of my neighbours will mean that both households will not be able to park an additional vehicle or provide parking for visitors at the same time.</p>	<p>The Schemes section believe that the measures that have been proposed will adequately ease traffic flow, remove the commuter issues, while importantly protecting sight lines for pedestrians and vehicles egressing their driveways.</p>
2	<p>I am the owner and resident of xx Mellows Road. Recently I received the Proposed Residents Parking & Waiting Restrictions – Mellows Road from Havering Council. The parking plan shows a parking bay to be allocated in front of my house as shown in the first picture below.</p> <p>I disagree with this proposed park bay. My house is built on a slope. The bottom of the house is lower than the adjacent street level. The parking bay will be just in front of the bay window of my house. A vehicle parked there will block the daylight into the house and cause interior darkness.</p> <p>I will appreciate if you can reconsider the plan and remove the parking bay from the spot.</p>	<p>The Schemes section believe that the measures that have been proposed will adequately ease the traffic flow, remove the commuter issues, while importantly protecting sight lines for pedestrians and vehicles egressing their drives.</p> <p>The resident is still at risk of any vehicles being parked here without any restrictions, and large Commercial Vehicles could still block their Natural Light, this risk would be mitigated under the proposals.</p>
3	<p>I am writing to object the proposed orders sent on 6th October for a number of reasons as made below:</p> <p>1) I am at number xx Mellows Road and I am a two car family, as are most of my neighbours. Currently I park my 2nd small car outside the front of my house and so does my neighbour. Currently there is space for both our small cars</p>	<p>The Schemes section believe that the measures that have been proposed will adequately ease traffic flow, remove</p>

	<p>but you have proposed to put one resident bay half outside my property and also half across number xx. I believe this will cause tension between me and my neighbour.</p> <p>2) We are the only house in the proposed plan that has NO pavement outside our property which means that visitors will be stepping out of their car into our front garden, into our flowers on our property.</p> <p>3) The resident bay will restrict access to our water metre which is located in the ground in the middle of the front garden. In the case of emergency it will be impossible to reach if an unknown car is parked in the bay.</p> <p>4) You are looking to reduce the amount of limited spaces already available which will chaos down the street. This will not improve parking provisions for the residents as stated in your letter.</p> <p>5) Bigger cars block our footbath and our dropped curb.</p> <p>6) The proposed bay is 1 meter away from our kitchen window, this will impact on our privacy as the driver will be able to see straight into our home. I believe this could be a big security risk.</p> <p>7) I believe the bays will devalue the price of the property.</p> <p>8) I believe the space outside my property should be solely for me and number xx due to the reasons above.</p> <p>9) I see absolutely no reason to have residents bay, we are 20 minute walk away from the station so we get no commuters, we are not near any shops and we've never had problems with parking down the far end of the road before. The only problem is at the top of the road, on the corner of Malvern as cars park on the corner restricting view as you turn onto Malvern.</p>	<p>the commuter issues, while importantly protecting sight lines for pedestrians and vehicles egressing their driveways. Visitors (and even commuters) at present could step out into their garden/black access/impose on their privacy. Schemes section cannot comment on property values in the area and this claim is unfounded. Public Highway cannot be allocated to individuals. The problem is not only highlighted by commuters but residents in adjacent roads unwilling to purchase a permit for their car.</p>
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Appendix D





<p>Mellows Road</p>	<p>N</p> 
<p>    </p>	<p> Scale: 1:7000 Date: 21 June 2017 </p> <p> 0 100 200 300 metres </p> 
<p>  Havering LONDON BOROUGH </p> <p> London Borough of Havering Town Hall, Main Road Romford, RM1 3BD Tel: 01708 434343 </p>	<p> © Crown copyright and database rights 2017 Ordnance Survey 100024327 </p>