

Notice of Non-key Executive Decision

Subject Heading:	Proposals to alter the existing parking bays outside property Nos. 5 to 7 Suttons Lane, Hornchurch.
Cabinet Member:	Cllr. Osman Dervish Environment
SLT Lead:	Dipti Patel Assistant Director for Environment
Report Author and contact details:	Musood Karim Engineer Street Management highways@havering.gov.uk
Policy context:	Havering Local Development Framework (2008) Havering Local Implementation Plan 2018/19 Delivery Plan.
Financial summary:	The estimated costs of widening the existing parking bays is £0.012 will be met from the Council's 2018/19 allocation for Borough Roads, Minor Safety Improvements (A24010).
Relevant OSC:	Environment
Is this decision exempt from being called-in?	No

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

Communities making Havering	[X]
Places making Havering	[X]
Opportunities making Havering	[]
Connections making Havering	[X]

Part A – Report seeking decision

DETAIL OF THE DECISION REQUESTED AND RECOMMENDED ACTION

This Executive Decision authorises the implementation of minor highway works to improve the safety of pedestrians when crossing the existing zebra crossing in Suttons Lane located on south side of Hornchurch Station.

The proposals are shown on drawing No. QQ002/02, which is attached in appendix 2 of this report.

AUTHORITY UNDER WHICH DECISION IS MADE

Council's Constitution

Assistant Director, Environment; Part 3, Section 3.8.3, Paragraph (b)

Other than in those matters delegated to the Lead Member following consideration by the Highways Advisory Committee, to exercise all powers and duties in respect of maintaining and improving highways, providing facilities, and interference with highways arising under Parts IV, V, VII, IX and XIV of the Highways Act 1980.

STATEMENT OF THE REASONS FOR THE DECISION

Background: In August this year, the Council consulted local occupiers and businesses about the proposals to remove the existing parking bays outside property Nos. 5 to 7 Suttons Lane, Hornchurch and the provision of a new substitute parking bay, outside No.25 Suttons Lane. The proposals are shown on drawing No. QQ002/01

Reasons: The purpose was to improve the sight lines of pedestrians when crossing the existing zebra crossing, located on the south side of Hornchurch Station.

Details of first consultation (original scheme)

The occupiers of Nos. 5 to 7 Suttons Lane strongly objected to the removal of the parking bays as it was claimed that the loss would adversely affect their trade.

The occupier of No. 25 Suttons Lane is an established building company, objected to the proposals on highway safety grounds. The occupier stated that the proposals would reduce visibility for vehicles accessing and egressing from an adjacent service road.

As a result, the proposals to remove the existing parking bays outside Nos. 5 to 7, Suttons Lane and provision for the new parking bay were abandoned.

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Details of second proposals (revised scheme): Officers carried out further investigations and explored the possibility of retaining the existing parking bays in a redesigned scheme. The scheme was redesigned which allowed the existing parking bays to be set back into the footway. The existing footway has sufficient depth to incorporate the designed scheme without affecting pedestrians and private forecourts. The proposals are shown on drawing No. QQ002/02. The revised proposals will have the following advantages:

- Improve the visibility of pedestrians when crossing the existing zebra crossing,
- Improve the right hand side visibility of drivers when exiting from Standen Avenue, Hornchurch.
- Each parking bay will be 6 metres long which will enable disabled drivers to park their vehicles safely.
- Retention of existing parking bays outside Nos 5 to 7 Suttons Lane will enhance parking for shoppers.

Outcome of second consultation (redesigned scheme): At the close of consultation three responses were received. Two respondents were in agreement with the retention of existing parking bays o/s Nos. 5 to 7 Suttons Lane and removal of the proposals to create the new parking bay outside No. 25 Suttons Lane. One respondent was against the retention of the parking bays o/s 5 to 7 Suttons Lane stating that the visibility of the drivers exiting from Standen Avenue would be impeded by parked cars. The respondent was informed that by relocating the parking bays into the footway would improve the visibility of drivers when egressing from Standen Avenue.

OTHER OPTIONS CONSIDERED AND REJECTED

The first proposals involved removing the existing parking bays outside No. 5 to 7 and provision of a new parking bay as a substitute outside No. 25 Suttons Lane were considered. The local occupiers in the immediate vicinity had strongly objected, therefore, the proposals were abandoned.

PRE-DECISION CONSULTATION


Ward members were consulted on the first and redesigned proposals and they are in agreement with the implementation of the measures as shown on drawing No. QQ002/02.

Non-key Executive Decision

NAME AND JOB TITLE OF STAFF MEMBER ADVISING THE DECISION-MAKER

Name: Musood Karim

Designation: Engineer

Signature: x 

Date: 26th September 2018

Part B - Assessment of implications and risks

LEGAL IMPLICATIONS AND RISKS

The Council has a general power of improvement of highways under s62 Highways Act 1980 ("HA 1980"). s62(2) HA 1980 provides: *"without prejudice to the powers improvement specifically conferred on Highway authorities by the following provisions of this part of this Act, any such authority may,.,,carry out, in relation a highway maintainable at the public expense comprises both a footway or footways and carriageway, the highway authority may vary the relative widths of the carriageways and the footway*

The Council has a specific power under s75 HA 1980 to vary the widths of carriageways and footways. s75 HA 1980 provides: "where a highway maintainable at the public expense comprises both a footway or footways and carriageway, the highway authority may vary the relative widths of the carriageway and of the footway.

FINANCIAL IMPLICATIONS AND RISKS

The estimated cost of implementing the existing parking bays is £0.012m. This will be funded through the Council's 2018/19 Revenue allocation for Borough Roads, Minor Safety Improvements (A24010).

	£m
Quote for Highways works by DSO	0.010
Add 10% contingencies	0.001
<hr/> Sub total	<hr/> 0.011
Add 15% staff supervision costs	0.002
<hr/> Total estimated costs	<hr/> 0.012

This is a standard project for Street Management and there is no expectation that the works cannot be contained within the cost estimate. There is an element of contingency built into the financial estimate. In the unlikely event of an 'overspend', the balance would need to be contained within the overall Environment budget.

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**HUMAN RESOURCES IMPLICATIONS AND RISKS
(AND ACCOMMODATION IMPLICATIONS WHERE RELEVANT)**

None arising from this decision.

EQUALITIES AND SOCIAL INCLUSION IMPLICATIONS AND RISKS

The Council has a general duty under the Equality Act 2010 to ensure that its highway network is accessible to all users. Where infrastructure is provided or substantially upgraded, reasonable adjustments should be made to improve access. In considering the impacts and making improvements for people with protected characteristics (mainly, but not limited to disabled people, the young and older people), this will assist the Council in meeting its duty under the Act.

BACKGROUND PAPERS

None.

Non-key Executive Decision

Part C – Record of decision

I have made this executive decision in accordance with authority delegated to me by the Leader of the Council and in compliance with the requirements of the Constitution.

Decision

Proposal agreed.

Signed x



Name: **Dipti Patel**

Designation: Assistant Director for Environment

Date: x 10/10/18

Lodging this notice

The signed decision notice must be delivered to the proper officer, Andrew Beesley, Committee Administration & Interim Member Support Manager in the Town Hall.

For use by Committee Administration

This notice was lodged with me on 11/10/2018

Signed 

Appendix1

Details of first proposals (original scheme)

Suttons Lane, Hornchurch
Results of first Consultation

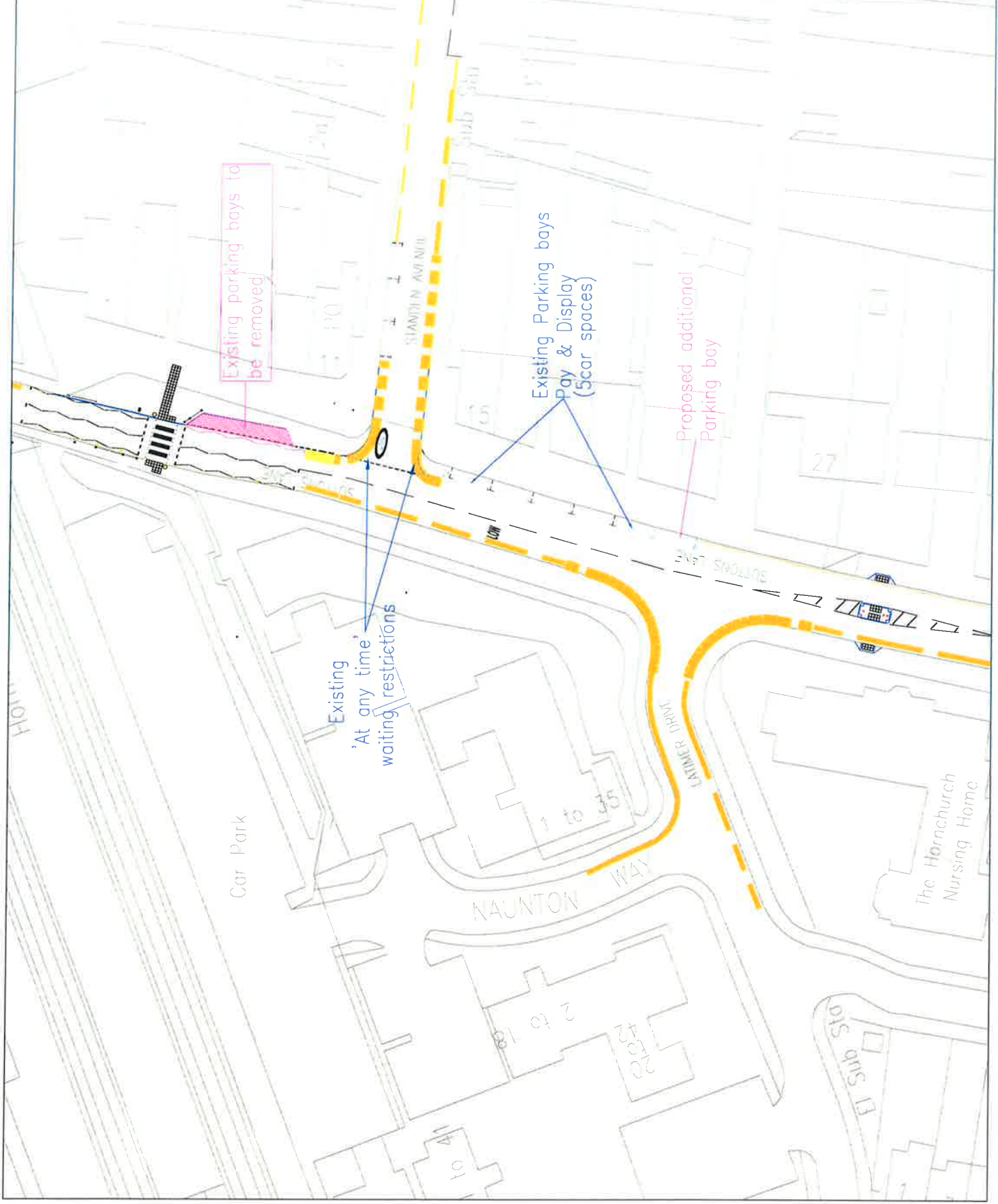
No.	Address	Comments
1	19 Suttons Lane	The removal of parking bays will affect their business trade. Respondent has suggested that the existing footway is relatively wide and the parking bay can be extended further into the footway which would improve the visibility of pedestrians at the Zebra Crossing.
2	25 Suttons Lane	The proposals will affect their business. Staff park on the private land, behind their premises. The access to the parking area is by a service road which is along the adjacent side of their premises. Sometimes vehicles park overhanging the parking bays, their staff experience difficulties when exiting. An additional bay will affect them even further.
3	9 Standen Avenue	Agrees the removal of the existing parking bays. Objects to the addition of a new parking bay o/s No. 25 Suttons Lane.
4	17 Standen Avenue	Objects to the installation of a new parking bay o/s No. 25 Suttons Lane as this would obstruct the sight lines of drivers exiting from garages at the rear sides of Dawes Avenue and Standen Avenue.
5	25 Standen Avenue	Supports the proposals to remove the existing parking bays outside Nos. 5 to 7 but objects the new parking bay outside No. 25 Suttons Lane for the same reasons as outlined above.
6	16 Dawes Avenue	The respondent objects the addition of a new parking bay. The new parking bay would be situated close to the entrance of the service road which residents of Dawes Avenue and Standen Avenue on regular basis.

PURPOSE
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NOTES

REVISION	AMENDMENT	DATE

Havering
 LONDON BOROUGH OF
JOB TITLE
 SUTTONS LANE
 BY HORNCHURCH STATION
DRAWING TITLE
 PROPOSED
 PARKING BAYS CHANGES
DRAWN BY
 VS
CHECKED BY
 MP
APPROVED BY
 MP
SCALE
 NTS
DATE
 JUN17
DRAFT
 ISSUE
ACAD REF.: [DRAWING No] CQ002/01
 Street Size: A3 (297x420)



Appendix 2

Details of second proposals (revised scheme)

Environment
Engineering Services
London Borough of Havering
Town Hall
Main Road
Romford RM1 3BB

The occupiers of:

Standen Ave, Nos. 9,17 & 25
Suttons Lane, Nos. 1 to 25
Dawes Ave. No 16

Please call Musood Karim
t 01708 432804
e highways@havering.gov.uk
text relay 18001 01708 434343

Date: 10th September 2018

Dear Sir/Madam,

www.havering.gov.uk

PROPOSALS TO RETAIN EXISTING PARKING BAYS OUTSIDE PROPERTY
NOS. 5 TO 7 IN SUTTONS LANE, HORNCHURCH

Further to my consultation letter dated, 20th July this year, I had received some feedbacks for the existing parking bay outside Nos. 5 to 7, Suttons Lane and the provision of a new bay outside No. 25 Suttons Lane.

In light of the situation, we have reconsidered the proposals and below are the revised measures:

- a) Retain the existing parking bays, o/s Nos. 5 to 7, Suttons Lane and make adjustments to allow easier access in and out of them. We consider that this arrangement will improve the visibility for pedestrians when using the zebra crossing and improve the visibility of drivers emerging from Standen Avenue.
- b) Due to the improvement works of the above parking bay, the proposed new parking bay outside No. 25 Suttons Lane is excluded from the proposals.

As this is the case, I am reconsulting on the revised proposals as shown on the attached plan. Please provide your comments in writing within the next 14 days from the receipt of this letter if you agree with the revised proposals. Please contact Musood Karim on 01708 432804 (dd) if you have any further queries.

Yours faithfully,



Mark Philpotts CEng MICE FCIHT FIHE PIEMA
Principal Engineer, Engineering Services

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 London Borough of Havering 10000157

NOTES

REVISION	AMENDMENT	DATE

Havering
 LONDON BOROUGH

JOB TITLE
 SUTTONS LANE
 BY HORNCHURCH STATION

DRAWING TITLE
 PROPOSED
 PARKING BAYS CHANGES

DRAWN BY
 VS

CHECKED BY
 MP

APPROVED BY
 [Signature]

SCALE
 NTS

DATE
 AUG18

ISSUE
 DRAFT

ACAD REF.:
 Drawing No. Q0002/02

REVISION
 Sheet Size: A3 (297x420)

