



Meeting: Transport Working Party

Date: 23rd January 2014

Wards Affected: Blatchcombe – Goodrington with Roselands

Report Title: Tweenaway Cross, Paignton - Proposed Parking Restrictions.

Executive Lead Contact Details: Sue Cheriton, Executive Head, Residents & Visitor Services

Supporting Officer Contact Details: Ian Jones, Principal Engineer (Highways Development & Traffic)

1. Purpose

- 1.1. Additional waiting restrictions have been advertised on Kings Ash Road, Paignton to improve traffic flow to the Tweenaway Cross Junction approach lanes. A number of objections have been received and require consideration.
- 1.2. A consultation with residents was also carried out with respect to creating permit parking for residents in adjacent vacant Council owned land and the results are presented to the Working Party for a further recommendation.

2. Proposed Decision

- 2.1 That Members recommend the implementation of the additional waiting restrictions in Kings Ash Road as advertised; and
- 2.2 That the proposed off street permit parking area to the former tile shop area is not progressed and the land is to be marketed by the Torbay Development Agency for potential commercial use.

3. Action Needed

- 3.1 The support of the Working Party is required to produce a formal decision to implement the proposed parking restrictions to Kings Ash Road in order that Traffic queuing on Kings Ash Road is reduced at peak times.

4. Summary

- 4.1 A review of the Tweenaway Cross Improvement was presented to the Working Party in June 2013, which identified that the Kings Ash Road approach to the junction was being adversely affected by some parked vehicles.
- 4.2 A proposal was also presented to members to recommend the conversion of the residual land which formed part of the former Tile Shop at the junction into a permit controlled parking area for residents to offset the loss of any on street parking.
- 4.3 The proposed waiting restrictions have now been advertised and objections to the proposals have been received. A consultation on the implementation of the permit parking area has also been carried out with residents and the results will need to be considered by members

Supporting Information

5. Position

- 5.1 A report titled 'Tweenaway Cross, Paignton – Junction Improvement Review' was presented to the Working Party in June 2013. The report outlined the success of the scheme following completion and identified potential further improvements.
- 5.2 Whilst the report generally showed that the junction improvement had significantly improved traffic flow through the junction an issue was identified by officers where queuing can often occur at peak times on Kings Ash Road, due to the junction approach lanes not being filled efficiently. Officers advised that one contributing factor was the presence of some parked vehicles to the southern end of Kings Ash Road blocking the left approach lane and members were recommended to reconsider their previous decision not to implement further parking restrictions. The Working Party therefore recommended:

'That additional parking restrictions be advertised and officers to write to residents to ask if they would use the potential residents parking area.'
- 5.3 The additional parking restrictions, which amount to approximately 6-8 spaces have been advertised and the residents have also been advised accordingly. A location plan showing the restrictions is included in **Appendix 1**. The advertisement resulted in 11 objections, which are included in **Appendix 2**.
- 5.4. The consultation on the use of the former Tile Shop area as a permit controlled parking facility was carried out and letters were sent out to approximately 36 properties in Kings Ash Road. The consultation resulted in 12 responses of which 3

were in favour and 9 were against the proposal the responses are included in **Appendix 3.**

- 5.5. Members should be mindful that the former Tile Shop area currently remains unused with temporary fencing. The area will need to remain within Torbay Council ownership due to the highway drainage apparatus, which has been installed beneath the surface. Highways officers have however received a number of enquiries in respect of potential commercial uses for the area. It may therefore be appropriate to request that the Torbay Development Agency is passed responsibility to market the area on a fixed term lease arrangement.

6. Possibilities and Options

- 6.1 That the additional waiting restrictions are implemented as advertised.
- 6.2 That the additional waiting restrictions are not implemented
- 6.3 That the Former Tile Shop area is converted to a permit controlled off street parking arrangement.
- 6.4 That the former Tile Shop area is offered to the Torbay Development Agency to consider marketing of the area for commercial uses.

7. Preferred Solution/Option

- 7.1 Members are recommended to support the option in 6.1. for the implementation of the parking restrictions, with an additional recommendation to support the option in 6.4 for the former Tile Shop area.

8. Consultation

- 8.1 Residents in the affected area of Kings Ash Road have been contacted in writing regarding the proposals and the proposed parking restrictions have been formally advertised.

9. Risks

- 9.1 If the removal of the parking on the southbound approach are not supported then queuing prior to the junction will not reduce at peak times.
- 9.2 If the former Tile Shop area is not given an alternative use then it will become a maintenance issue and may become unsightly.

9.3 As the presence of parked vehicles on the section of Kings Ash Road in question is only one contributing factor to the traffic queuing on Kings Ash Road, there may be complaints that some level of queuing remains following implementation of restrictions.

Appendices:

Appendix 1 Location plan of proposed area of additional parking restrictions.

Appendix 2 Copies of objections to the proposed waiting restrictions.

Appendix 3 Copies of responses to the proposed permit parking facility at the former Tile Shop.

Additional Information:

None

Documents available in Members' Rooms:

None

Background Papers:

Report to Transport Working Party June 2013.