

# CABINET

## St George's Quay Car Park 7 August 2018

### Report of Chief Officer (Environment)

PURPOSE OF REPORT				
To consider an objection to the Council's plan to introduce formalised car parking management and charges on St George's Quay Car Park.				
Key Decision	<input type="checkbox"/>	Non-Key Decision	<input checked="" type="checkbox"/>	Referral from Officer
Date of notice of forthcoming key decision	n/a			
This report is public				

#### RECOMMENDATIONS OF COUNCILLOR HUGHES

- (1) That the objection to the concept and imposition of parking charges on St George's Quay Car park be noted.
- (2) Not to uphold the objection and to continue the process of implementing the decisions already made by Cabinet.

#### 1.0 Introduction

- 1.1 Cabinet (13<sup>th</sup> February) agreed a number of car parking charges and changes for 2018/19, which were subsequently approved by Council as part of the 2018/19 budget. One of these was the introduction of formal management and parking charges at St George's Quay Car Park in Lancaster.
- 1.2 Prior to Cabinet's consideration the proposals had been available for consultation to the Lancaster District Chamber of Trade and Lancaster BID. Residents and businesses within the boundary of the proposed residents and business parking zone were also consulted. No objections to the detailed proposals for St George's Quay Car Park were received.
- 1.3 Following Cabinet's decision the substantive car parking proposals were publicly advertised as part of the legal process to obtain an Amendment Order to the latest Off Street Parking Places Order and objections to any part of the Order had to be made by 26<sup>th</sup> June 2018.
- 1.4 One objection (see attached Appendix) has been lodged by a business on St George's Quay objecting to the concept and imposition of parking charges.

## 2.0 Proposal Details

- 2.1 Cabinet is requested to consider the objection and decide whether they wish to:-

**Not uphold the objection** – in which case the Amendment Order will be approved and officers will continue the necessary process to implement the decision already made by Cabinet to introduce formal management and parking charges.

**Uphold the objection** – in which case officers would need to review the proposals for St George's Quay Car Park and report back to Cabinet initially. Upholding the objection also affects other proposals that Cabinet approved that require the Amendment Order process to be finalised:- incorporating 7 designated spaces for Lancashire Fire and Rescue into Cable Street Car Park when it is extended and reintroducing formal enforcement on Friars Passage Car Park at the rear of Palatine Hall.

- 2.2 In considering the objection in relation to the concept and imposition of parking charges at St. George's Quay Car Park the following information should be taken into account:-

- Parking has not been formalised on the car park for many years and is often used for commuter and long term parking
- The proposals are intended to remove commuter and long term parking and give priority to local residents and businesses and to offer Resident and Business Permits to those situated within a local geographical boundary.
- The proposals have been broadly acceptable to residents and businesses. Some residents have expressed their full support for the proposals and no other businesses have raised concerns.
- The proposed charges would operate between 8.00am and 6.00pm, 7 days per week, with pay and display charges being an average of nearly 20% less than the city centre and Annual Business Permits being over 80% less than the city centre. Resident Permits charged at £25 per annum is also consistent with the established on-street residents parking zone on a small section of St George's Quay.
- No substantive evidence has been provided to demonstrate that the introduction of formal management and charges will have a negative impact on residents and businesses in the area.
- If the objection is not upheld and formalised management and charges are introduced, Cabinet would have the option to review the charging and permit arrangements as part of its Fees and Charges Policy Review for 2019/20 following several months of operation.
- The estimated budgetary impact of upholding the objection in relation to St George's Quay Car Park would be a shortfall in income of £10,000 in the current financial year and £15,000 in 2019/20 and £16,000 per annum thereafter.
- The estimated budgetary impact of upholding the decision on implementing the other proposals approved by Council are approximately £2,000 to re-advertise the Amendment Order and delays that would impact on the estimated additional income of £9,000 in 2018/19 for Cable Street Car Park.

### 3.0 Details of Consultation

- 3.1 As previously mentioned the local Chambers of Commerce and of Trade, Lancaster BID along with the Federation of Small Businesses, Friends of Williamson Park, Morecambe BID, Morecambe Town Council and Lancashire County Council were all consulted over all the options included in the original Cabinet Fees and Charges Policy Review.
- 3.2 Ward Members, residents and businesses were consulted over the specific proposals for St George's Quay Car Park.

### 4.0 Options and Options Analysis (including risk assessment)

	<b>Option 1: Not uphold the objection</b>	<b>Option 2: Uphold the objection</b>
Advantages	<p>This option allows the original decision of introducing formal management of the car park to be implemented.</p> <p>This option will give priority to residents and businesses for the limited parking that is available.</p> <p>This option will prevent commuter and long term parking of vehicles.</p>	None
Disadvantages	<p>Car parking charges will be introduced to offset the cost of enforcement and other operational costs.</p>	<p>This option will not prevent the commuter and long term parking.</p> <p>Alternative management proposals would potentially have to be developed.</p> <p>This option has specific budgetary implications and affects other car parking proposals that have further budgetary implications.</p>
Risks	<p>Criticism for not introducing long standing proposals for formalised management of the car park</p>	<p>Unmanaged, commuter and long term parking would continue on the car park.</p>

## **5.0 Officer Preferred Option (and comments)**

5.1 The officer preferred option is to not uphold the objection.

## **6.0 Conclusion**

6.1 Cabinet is requested to consider their response to the objection.

### **RELATIONSHIP TO POLICY FRAMEWORK**

In general terms, fees and charges form an integral part of the budget setting process, which in turn relates to the Council's priorities. Under the Medium Term Financial Strategy (MTFS), income generation is a specific initiative for helping to balance the budget.

In terms of the specific proposals for the car park, introducing formalised management of the car park is consistent with managing car parking assets to raise revenue and to give priority where appropriate to residents and businesses and to remove long term and commuter parking.

### **CONCLUSION OF IMPACT ASSESSMENT**

**(including Health & Safety, Equality & Diversity, Human Rights, Community Safety, HR, Sustainability and Rural Proofing):**

In general terms the proposed increases and car parking management arrangements approved by Cabinet in February (and subsequently included in the budget approved by Council) were considered to be fair and reasonable and in line with the Fees and Charges Policy. Blue badge holders will be able to park free of charge without time limit on the car park in line with the Council's discretionary arrangements for all its managed car parks.

### **LEGAL IMPLICATIONS**

The Local Authorities' Traffic Orders (Procedure) (England and Wales) Regulations 1996 (the Regulations) require the Council to consider any valid objection received within the 21 day consultation period.

Should the draft order be amended, and the amendment be deemed to be a significant change to the draft order, the Council will have to take such steps considered appropriate (pursuant to regulation 14 of the Regulations) to (1) inform persons likely to be affected by the modification, (2) give those persons an opportunity to make representations and (3) ensure that such representations are duly considered by the Council.

If the Order is made a "notice of making" will need to be published. In any event the objector should be informed of the Council's decision together with reasons.

### **FINANCIAL IMPLICATIONS**

A savings proposal for the management of St. George's Quay car park was included as part of the approved revenue budget (Council 28<sup>th</sup> February 2018, minute 120 refers).

As detailed in the report, the estimated budgetary impact of upholding the objection in relation to St George's Quay Car Park would be a shortfall in income of £10,000 in the current financial year and £15,000 in 2019/20 and £16,000 per annum thereafter, subject to the outcome of the further review that would be required regarding charging for St. George's

Quay car park.

The estimated budgetary impact of upholding the decision on implementing the other proposals approved by Council are approximately £2,000 to re-advertise the Amendment Order and delays that would impact on the estimated additional income of £9,000 in 2018/19 for Cable Street Car Park, thus creating further budgetary pressure.

Proposals for addressing these shortfalls would need to be developed for Members' consideration, to ensure fit with the approved budgetary framework.

**OTHER RESOURCE IMPLICATIONS, such as Human Resources, Information Services, Property, Open Spaces:**

None specifically arising from this report.

**SECTION 151 OFFICER'S COMMENTS**

The s151 Officer has been consulted and has no further comment.

**MONITORING OFFICER'S COMMENTS**

The Monitoring Officer has been consulted in the drafting of this report.

**BACKGROUND PAPERS**

Letter of objection 25<sup>th</sup> June 2018

**Contact Officer: David Hopwood**

**Telephone:** 01524 582817

**E-mail:** [dhopwood@lancaster.gov.uk](mailto:dhopwood@lancaster.gov.uk)

**Ref:**