



Democratic Services

Location: Phase II
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**To: COUNCILLOR JONATHAN BIANCO
CABINET MEMBER FOR PROPERTY, HIGHWAYS
AND TRANSPORT**

c.c. All Members of the Corporate Resources and
Infrastructure Select Committee
c.c. Aileen Campbell – Place Directorate
c.c. Karrie Whelan – Corporate Director of Place
c.c. Ward Councillors for Pinkwell

Date: 13 June 2024

Non-Key Decision request

Form D

REDMEAD ROAD, HAYES – OUTCOME OF STATUTORY CONSULTATION ON A PROPOSED RESIDENTS' PARKING SCHEME

Dear Cabinet Members,

Attached is a report requesting that a decision be made by you as an individual Cabinet Member. Democratic Services confirm that this is not a key decision, as such, the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012 notice period does not apply.

You should take a decision **on or after Friday 21 June 2024** in order to meet Constitutional requirements about publication of decisions that are to be made. You may wish to discuss the report with the Corporate Director before it is made. Please indicate your decision on the duplicate memo supplied and return it to me when you have made your decision. I will then arrange for the formal notice of decision to be published.

Ryan Dell
Democratic Services

Title of Report: Redmead Road, Hayes – Outcome of Statutory Consultation on a Proposed Residents' Parking Scheme

Decision made:

Reasons for your decision: (e.g. as stated in report)

Alternatives considered and rejected: (e.g. as stated in report)

Signed Date.....

Cabinet Member for Property, Highways and Transport

REDMEAD ROAD, HAYES - OUTCOME OF STATUTORY CONSULTATION ON A PROPOSED RESIDENTS' PARKING SCHEME

Cabinet Member	Councillor Jonathan Bianco
Cabinet Portfolio	Cabinet Member for Property, Highways and Transport
Officer Contact	Aileen Campbell – Place Directorate
Papers with report	Appendix A – Location Plan Appendix B – Summary of Formal Consultation Responses Appendix C – Plan of proposed amendments

HEADLINES

Summary	To inform the Cabinet Member of the outcome of the statutory consultation for a proposed Parking Management Scheme for Redmead Road, Hayes.
Putting our Residents First Delivering on the Council Strategy 2022-2026	This report supports the Council objective of Our People. The request can be considered as part of the Council's annual programme for on-street parking controls. This report supports our commitments to residents of: Safe and Strong Communities.
Financial Cost	The estimated cost of the recommendations set out in this report is £11,000.
Relevant Committee Select	Corporate Resources and Infrastructure Select Committee.
Relevant Ward	Pinkwell.

RECOMMENDATIONS

That the Cabinet Member for Property, Highways and Transport:

- 1. Notes the responses received to the statutory consultation on a proposed Parking Management Scheme in Redmead Road;**
- 2. Based on the responses received to the formal consultation, it is recommended that the officers arrange for the implementation of the Parking Management Scheme in Redmead Road, Hayes as proposed as new 'Zone HY7' with the operating hours of '9am-10pm everyday' at the earliest opportunity; and**
- 3. Prior to implementation of the Parking Management Scheme 'Zone HY7' in Redmead Road, Hayes, asks officers to conduct formal consultation on proposed**

amendments, to change the shared use bay operational '9am to 10pm everyday', to pay and display bays operational 'Monday to Saturday 8am to 6:30pm'.

Reasons for recommendations

These recommendations are in line with the views expressed during the statutory consultation and are supported by the local Ward Councillors.

Alternative options considered/ risk management.

None at this stage.

Select Committee comments

None at this stage.

SUPPORTING INFORMATION

1. The Cabinet Member will recall a petition with 26 signatures submitted to the Council requesting parking restrictions to be considered in Redmead Road, Hayes. The petition stated the below:

"The lack of parking controls results in commuter and commercial vehicles parking on both sides of the street, causing width restrictions and also blocking driveways and dropped kerbs. This makes it very difficult for other road users to pass and vehicles can only do so in single file. Commuters and commercial drivers also leave large amounts of litter, attracting vermin.

Desired Outcome: (a) Increase in double yellow lines at both ends of Redmead Road. (b) Parking restrictions to prevent commuter and commercial vehicles from using our road as a free car park."

Following a petition hearing with the Cabinet Member for Property, Highways and Transport, officers were instructed to add the request to the Council's extensive parking scheme programme for informal consultation.

2. Officers undertook an informal consultation with households and businesses in Redmead Road and any abutting properties as agreed in liaison with local Ward Councillors. The results indicated that the majority of residents who took the opportunity to respond would support a Parking Management Scheme in their road. The results also showed that residents would prefer the scheme to operate '9am to 10pm everyday'. The responses received during the informal consultation were shared with local Ward Councillors who supported progressing a proposed scheme to formal consultation, provided that parking provision was considered outside the shops to facilitate spaces for customers and to minimise the impact on local businesses. The Cabinet Member therefore approved recommendations for statutory consultation to be carried out on a detailed scheme design consisting of residents' bays, and a shared use bay outside the business parade with operational times of '9am to 10pm everyday'.
3. Officers organised for statutory consultation to be carried out between 21 February and 13 March 2024. Properties in the plan attached to this report as Appendix A were sent a

detailed scheme design and formal consultation letter which explained how residents and businesses could comment on the proposals to indicate if they were in support of the plans, object or had any suggested amendments if they wished to have their views considered. The plans were also advertised in the local newspaper and via public notices on site.

4. During this 21-day consultation period seven responses were received from residents, six of which expressed support for the proposed scheme, and one which objected. All of the responses received have been summarised in the table attached to this report as Appendix B.
5. The objection was submitted by a resident of Bushey Road who, although agreeing that the parking situation has steadily worsened throughout the years, was concerned that implementing a scheme in Redmead Road would displace the parking into Bushey Road. The resident advised that long term parking from drivers such as commuters or holiday makers was an issue; however the proposed scheme would just push the problem to surrounding roads where parking is already at a premium.
6. Residents who responded in favour of the proposed parking scheme advised it would help deter drivers from parking in front of dropped kerbs, as well as reducing the issues currently being caused by commercial vehicles. Delivery vans often park in the road and large vans, some of which residents have advised belong to the businesses in Redmead Road, can park all day, therefore making the carriageway even more narrow. Residents were also supportive of preventing all day parking from commuters who residents have alleged are the main perpetrators of littering within the road. Residents in support of the proposed parking scheme advised that the parking issues are evident late into the evening or overnight, and therefore support the need for a scheme to operate from '9am to 10pm everyday'.
7. There were some changes suggested by residents which the Council has considered. One of the requested changes was to provide parking bays in the gaps between the dropped kerbs outside Nos. 28 to 32 Redmead Road. The standard size of a residents' parking bay is 4.5 metres. Officers leave at least 0.5 metres between the bay and top of a dropped kerb as this accounts for any vehicle overhang to prevent obstruction of dropped kerbs whilst still trying to maximise parking. The gaps mentioned by the resident were too small to propose a bay. However, residents can write into the Council if they would like a bay to be considered outside their property, provided they do so with the understanding that anyone with a valid residents' permit or visitors' voucher is entitled to utilise the bay during the operational times of the scheme and can demonstrate support of households which would be affected. As is legally required, any proposed changes to a parking scheme require further statutory consultation.
8. During the formal consultation, no responses were received from the local shopping parade in Redmead Road, adjacent to the proposed shared use bay. Currently, large vehicles such as vans park in the road, particularly in the section in front of this parade. Residents have shared concern regarding these large vehicles due to the obstruction they can cause, especially with access for emergency service vehicles. It should be noted that drivers can load and unload for up to 20 minutes in pay and display bays and residents' parking bays, and up to 40 minutes on single or double yellow lines provided there are no loading restrictions.

9. With regard to the shared use parking bay, this was proposed in front of the businesses with the operational times of '9am to 10pm everyday' to be in line with the rest of the scheme. However, after discussions with the Head of Parking Services, officers were advised that the Council does not currently charge for parking on Sundays and would be reluctant to introduce this, especially for such a small section of on-street parking within the borough. A more feasible and practical approach would therefore appear to be to propose amending this shared use bay to pay and display bays which would operate 'Monday to Saturday 8am to 6:30pm' as usually seen throughout the borough. During these times, customers of the businesses could utilise the bay for a maximum of two hours with a valid virtual or paper ticket, and outside of the operational times the bay would be unrestricted for anyone to park. Although technically anyone could park here with a valid ticket, this would provide parking facilities for customers of the businesses whilst retaining parking for residents and their visitors via the residents' parking bays which will still operate '9am to 10pm everyday'. Following discussions with local Ward Councillors during the informal consultation, there was support for a scheme in general provided there are provisions for the businesses to maintain viability for local shops. It is therefore recommended that the Council proposes to amend the shared use bay operational '9am-10pm everyday' in Redmead Road and changes it to 'pay and display' parking only, operational 'Monday to Saturday 8am-6:30pm' as seen in the plan attached as Appendix C. If the proposed amendments are approved, then officers can review the parking situation in the future.
10. All of the responses received to the formal consultation for a proposed Parking Management Scheme in Redmead Road, Hayes have been shared with local Ward Councillors. No views or opinions were raised on the matter.
11. It is therefore recommended that officers organise for the implementation of the Parking Management Scheme in Redmead Road as new 'HY7' with the operational times of '9am to 10pm everyday' at the earliest opportunity, following statutory consultation on the proposed pay and display bays operational 'Monday to Saturday 8am to 6:30pm' as seen in the plan attached as Appendix C.

Financial Implications

The estimated cost associated with the recommendations to this report is £11,000, to be funded from the Transport for London 2024/25 Grant Parking Management Schemes Allocation (subject to the relevant approval process with Transport for London and Capital Release protocols).

RESIDENT BENEFIT & CONSULTATION

The benefit or impact upon Hillingdon residents, service users and communities

To allow the Cabinet Member for Property, Highways and Transport to consider the petitioners' request.

Consultation carried out or required

None at this stage.

CORPORATE CONSIDERATIONS

Corporate Finance

Corporate Finance has reviewed the recommendations to this report and concurs with the financial implications as set out above.

Legal

The Council's power to make orders recommended in this report is set out in Part I and Part V of the Road Traffic Regulation Act 1984.

The consultation and order making statutory procedures to be followed in this matter are set out in The Local Authorities' Traffic Orders (Procedures) (England and Wales) Regulations 1996 (SI 1996/2489). This requires the Council to consider all objections made (Regulation 13).

Pursuant to section 122 of the Road Traffic Regulation Act 1984, in considering the consultation responses, the Council must balance the concerns of the objectors with the statutory duty to secure the expeditious, convenient, and safe movement of vehicular and other traffic.

Further, the Council must ensure that there is a full consideration of all representations including those which do not accord with the officer's recommendation; the Council must be satisfied that responses from the public were conscientiously taken into account. The Council must also be mindful of its public sector equality duty under section 149 of the Equality Act 2010.

Where the Council does not wholly accede to any objection, it must provide reasons for this in its notification of the making of an order to any person that has objected and not withdrawn the objection pursuant to Regulation 17(3)) of LATOPR 1996.

Whenever necessary legal advice is given in relation to specific issues as they arise to ensure that the Council always meets its legal obligations.

Infrastructure/ Asset Management

None at this stage.

Comments from other relevant service areas

None at this stage.

BACKGROUND PAPERS

Petition received and informal consultation report.

TITLE OF ANY APPENDICES

Appendix A – Location plan

Appendix B – Summary of Informal Consultation Responses

Appendix C – Plan of proposed amendments



Extension to the Hayes Parking Management Scheme - Redmead Road, Hayes Zone HY7

Appendix A

May 2024

Scale 1:3,000



HILLINGDON
LONDON



Formal consultation area for a proposed extension to the Hayes Parking Management Scheme in Redmead Road, Hayes Zone HY7

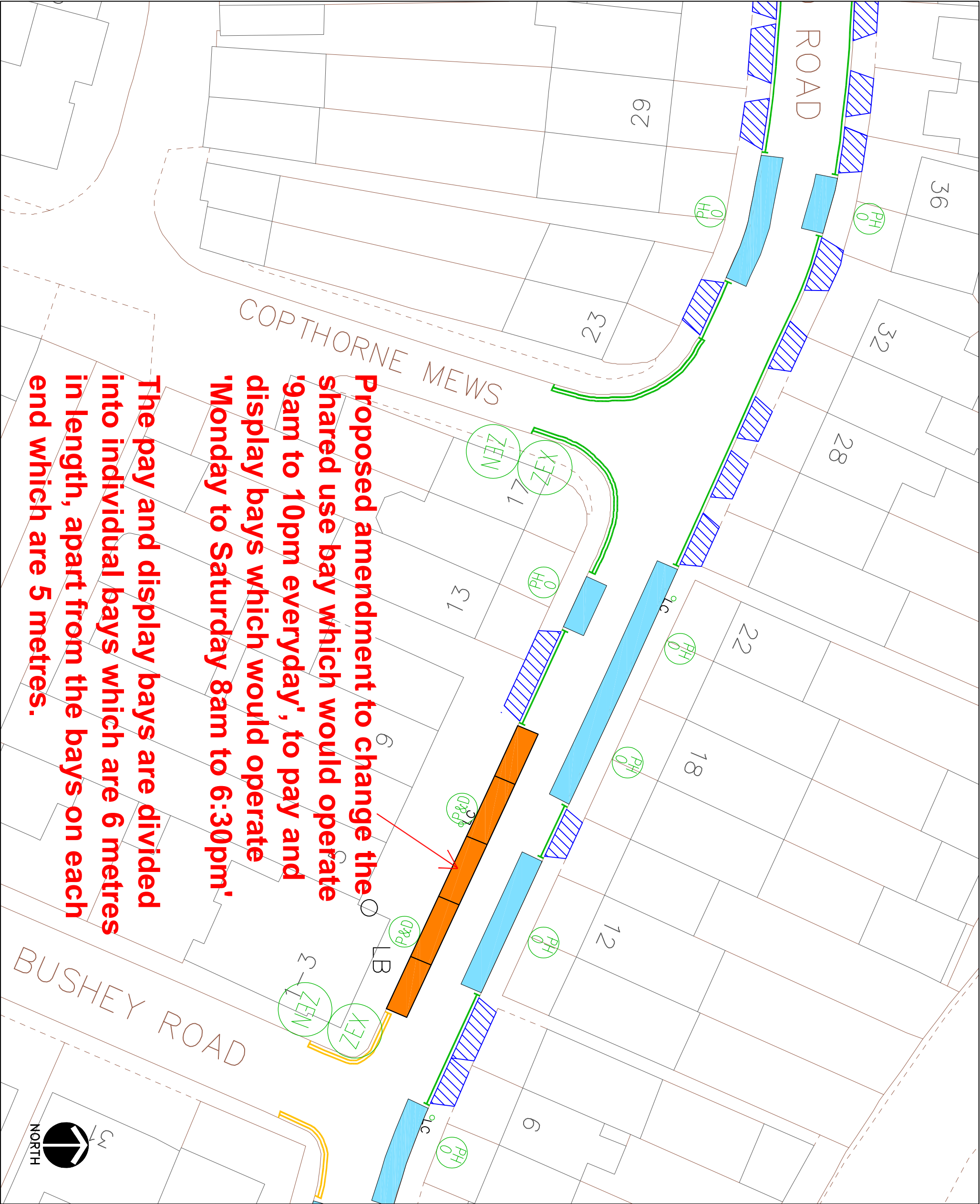
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Redmead Road, Hayes - Outcome of formal consultation for a proposed Parking Management Scheme

Road Name	Comment
Bushey Road	<p>The parking situation has steadily worsened throughout the years with many residents resorting to front garden parking with crossovers!</p> <p>The problem with the proposed parking scheme will only worsen matters for Bushey road as Redmead is restricted and drivers will simply park in the adjoining Bushey road!</p> <p>My view is either include Bushey Road in the scheme or abandon the idea altogether.</p> <p>We get long term parking by people flying off from Heathrow and daily parkers using the Hayes/Harlington train station and the overnight van drivers from the area including Station road and Cranford estate.</p> <p>This needs much more thought and planning to help local residents and business owners.</p> <p>Object - Comments considered as part of this report, see paragraph 5. If residents would like an extension to a Parking Management Scheme considered to include their road, they are invited to petition the Council.</p>
Redmead Road	<p>As my wife is registered blind would we be able to get a disabled spot near our home?</p> <p>I have read Hillingdon councils proposed scheme for Redmead road and think that it is a good way forward my only concern is how you are going to managing it.</p> <p>The businesses that adjoin Bushey Road are extremely busy with the plumbing shop that is open every day and at all times attracting large vans who quite often park wherever they want, without consideration for households (parking across drives) or other road users by parking on the double yellow lines and even with the back of their vehicles blocking part of the adjoining road.</p> <p>I have also seen these businesses park their own vehicles on the pavement space in front of their shops.</p> <p>every so often a parking warden will visit but also get intimidated by delivery drivers to the grocers (I have seen this myself).</p> <p>This to me does seem a step in the right direction so thanks for that, I am fully behind this.</p> <p>Support -Comments considered as part of this report, see paragraph 6 and 8. Residents can apply for a disabled bay via the online form on the Council's website.</p>

Redmead Road	<p>We are in favour of the proposed scheme for parking permits. Parking has always been a major problem for us. We have a dropped kerb, but living opposite the shops this is no deterrent for people. We would be in favour of having a yellow line outside to try to prevent some of the people who think if they are just going to the shop it is ok to block out drive.</p> <p>We also have a problem with Lorries. Someone who lives above the shops opposite us has 2 large lorries which he parks on both sides of the road. We often pull out of our driveway unable to see. In the beginning of the year we also needed an ambulance in the early hours of the morning, the ambulance could not get past his lorries.</p> <p>Support - Comments considered as part of this report, see paragraph 6 and 8.</p>
Redmead Road	<p>Thank you for producing plans for this parking scheme which is well overdue.</p> <p>This scheme will help solve the many problems faced by residents.</p> <p>You will obviously be aware of the parking issue. This scheme will basically allow parking for the many residents vehicles by displacing vehicles of "Heathrow" workers.</p> <p>These workers are responsible for virtually all of the litter and fly tipping at the eastern end of the road. I regularly collect evidence of non resident litter.</p> <p>There is also the issue of a resident operating a scaffolding business. It therefore should stop the often early morning (approx 7 am) noise of poles being loaded onto his vehicles as they exceed 6m in length.</p> <p>Support - Comments considered as part of this report, see paragraph 6 and 8.</p>
Redmead Road	<p>Further to your recent letter with regards to Formal Consultation on a proposed parking management scheme in Redmead Road as new Zone HY7 I am confirming that I am happy with the proposals.</p> <p>However my only concern being that my son and grandson visit me every week as I babysit my grandson twice a week whilst my son works from my home and he will need to park on the road. I don't really understand how the visitors passes work. If we are to get 10 visitor passes per annum does that mean each time he visits he needs to use the new one If that is the case within a month all 10 visitor passes will finish. Does that mean I have to pay each time he visits after that?</p> <p>I wish to have a clarity on this please.</p> <p>Support - Comments considered as part of this report, see paragraph 6. Residents will need to purchase permits and visitors vouchers online. Details on how the online system works will be sent to residents prior to the start of the scheme.</p>

Redmead Road	<p>I would like to confirm my full support for the proposed parking management scheme on Redmead Road in Hayes.</p> <p>The current situation is intolerable for residents as there are no restrictions whatsoever and this results in commercial and commuter vehicles being left all day and night parked on both sides of the street. Given that the road is not very wide, this results in traffic only being able to pass single file in one direction at a time resulting in traffic jams and delays during the morning and evening rush hours. Often when the larger commercial vehicles are park outside the parade of shops situated on the road, they cause physical obstruction of the highway and traffic has to go around Dawley and Bushey Road.</p> <p>Redmead road is easy walking distance to Hayes and Harlington station and with good bus and rail connections to local industrial areas and Heathrow airport and we get a large number of commuters use the road as a free car park especially during the holiday season when people flying from Heathrow use the road to park their vehicles whilst away on holiday.</p> <p>Commuters leave large amounts of rubbish, which is both unpleasant and attracts vermin and despite daily requests from residents for litter pick up, the road is never clear of litter.</p> <p>The implementation of the proposed scheme would greatly benefit and improve the lives of residents of Redmead Road.</p> <p>If the outcome of the consultation is successful and a scheme approved, then I was wondering if it is possible to request a slight modification to the scheme proposed.</p> <p>Looking at the attached scheme map I can see there is no bay areas marked outside the section of pavement between no. 28 and 30 and between no. 30 and 32 Redmead road.</p> <p>These are small sections of pavement between the dropped Krebs outside these three properties, and perhaps the scheme designer considered them too short to mark out a bay. However I often get people parking in these short sections with smaller vehicles which then block mine and my neighbours cars into our drive since we have to park parallel to the pavement on our driveways.</p> <p>Is it possible to have a bay marked out on these sections as well ?</p> <p>Support - Comments considered as part of this report, see paragraph 6, 7 and 8.</p>
Redmead Road	<p>From what i recall on the consultation papers the timings for the parking restrictions were limited. Personally, the obstructions for me, are mostly caused by overnight parking by non residents/commercial vehicles, often making it difficult to pull off the shared drive at 0730hrs. I am hopeful that having permit holder only spaces outside numbers 25 & 27 will ease the obstructions.</p> <p>Support - Comments considered as part of this report, see paragraph 6.</p>



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