

COMMITTEE: **Environment, Planning and Infrastructure**

DATE: **31st May 2012**

DIRECTOR: **Gordon McIntosh**

TITLE OF REPORT: **Various small scale traffic management and development associated proposals (New Works)**

REPORT NUMBER: **EPI/12/098**

1. PURPOSE OF REPORT

This report is to advise Committee of the need for various small scale traffic management measures identified by officers, residents, local members, emergency services, etc and verified as necessary through surveys by officers. It also brings forward proposals associated with new developments as part of the development management process. In addition to these measures, this report also includes proposals for individual parking spaces for Blue Badge holders which now require to be progressed through the normal legal process for the required Traffic Regulation Order.

2. RECOMMENDATION(S)

That the Committee:

1. Approve the proposals in principle.
2. Instruct the appropriate officers to commence the necessary legal procedures of preliminary statutory consultation for the traffic regulation orders required as described in this report. If no significant objections are received, then progress with the public advertisement and report the results to a future meeting of this Committee.
3. Instruct the appropriate officers to commence the combined statutory consultation for the traffic regulation order for the list of Blue Badge parking spaces and report back to a future meeting of this Committee.

3. FINANCIAL IMPLICATIONS

The current Five Year Business Plan has identified savings from the Road Safety and Traffic Management budget. There has also been a comprehensive review of the Capital Plan which will result in proposals having to await funding for implementation.

Budget	Implementation costs (£)	Maintenance costs (£) after 5 years	Comments
(●) Cycling, Walking, Safer, Streets (Scot Gov grant-funded)	5250	4250	If budgets are not currently available locations will be placed on a priority list for when future funding becomes available
(❖) Developer financed	-	6750	Maintenance of these works generally falls to the council maintenance budget when they are on-street restrictions
(➤) Disabled Parking	To be confirmed	To be confirmed	Some of these spaces will require to be relined approximately every 10 years at a cost of £100 per space and some will require removal before this time at a cost of £108 per space.

4. OTHER IMPLICATIONS

There is a risk that any approved traffic regulation orders may have to re-enter the legislative process if they are unable to be implemented within the statutory implementation time of 2 years from the start of public consultation if funding is insufficient.

5. BACKGROUND/MAIN ISSUES

There are traffic management proposals for 12 locations brought forward during the course of routine examination of road safety and traffic flows and 1 proposal resulting from a request from a developer.

Key:
<ul style="list-style-type: none"> • Funded from the Cycling, Walking, Safer Streets grant funded budget ❖ Funded by the developer ➤ Funded from the current Disabled Parking revenue budget ○ No funding required

- **The following proposals will be funded from Cycling, Walking, Safer Streets budget**

- **Ashley Lane** – Proposed “At any time” waiting restrictions

A complaint has been received from residents and through Grampian Police regarding vehicles parking in this lane, in particular parking opposite their garage and preventing vehicles being taken in or out of this garage. Access to the garage is required at all times of the day and so “At any time” waiting restrictions on the north side of Ashley Lane are required. Other options have been tried and failed

The proposals are indicated on the plan below.

Implementation cost - £80

Estimated maintenance cost – £80 every 10 years

Ward (10) – Hazlehead/Ashley/Queens Cross

Elected members –Corall, Greig, Stewart, Thomson

- **Cornhill Drive/Ash-Hill Drive** – Proposed “At any time” waiting restrictions

There have been a number of complaints from residents and also through a local member with regard to vehicles parking too close to the Cornhill Drive/ Ash-hill Drive junction. This parking pattern reduces visibility on the exit from the junction and also creates problems for vehicles when turning into Cornhill Drive.

The “At any time” waiting restrictions will allow vehicles to wait whilst others pass and improve the visibility for drivers emerging into Ash-Hill Drive.

The proposals are indicated on the plan below.

Implementation cost - £180

Estimated maintenance cost – £180 every 5 years

Ward (5) – Hilton/Stockethill

Elected members – Adam, Blackman, Dunbar

- **Craigshaw Crescent** – Proposed “At any time” waiting restrictions.

This street has a number of car dealerships trading along its length and congestion and access problems have arisen.

There have been complaints from these businesses about pedestrian access being restricted outside their premises by vehicles parking over the dropped kerbs at the access points. It would, however, appear that much of the problem stems from the businesses themselves as they tend to use the maximum amount of their

on-site parking for the sale of their vehicles resulting in the decanting of staff vehicles out onto the street.

There is a large number of vehicles parking in this street and it has also been noted that car transporters also park to off-load vehicles onto the footway, creating road safety issues in the area. Apart from the obvious damage that is being caused to the footway surfaces and utilities underneath the surface, these drivers are disregarding the safety of other road users and in particular cyclists and pedestrians.

There are a number of recently constructed cycle paths/lanes in the area encouraging commuters to cycle to and from their places of work in the south of the City which are now being well used at certain times of the day. This current parking situation is detrimental to their safe passage and that of any pedestrians in the area.

There is already in place a footway parking ban on Craigshaw Crescent and the short term parking problem whilst off-loading can be dealt with through more robust enforcement of this restriction, however the long-term commuter parking, restricting access to the commercial premises, requires more extensive waiting restrictions in line with other streets within the industrial estate.

The proposals are indicated on the plan below.

Implementation cost - £1800

Estimated maintenance cost – £1800 every 5 years

Ward (13) – Kincorth/Loirston

Elected members – Cooney, Finlayson, McCaig

- **Midstocket View** – Proposed “At any time” waiting restrictions

It has been brought to officers’ attention that cars are being parked on both sides of the access road to Midstocket View restricting access to the car park and causing a road safety hazard for vehicles taking access to and egress from the main trunk road. Waiting restrictions “At any time” are required on both sides to alleviate this problem

The proposals are indicated on the plan below.

Implementation cost - £350

Estimated maintenance cost – £350 every 5 years

Ward (3) – Kingswells/Sheddocksley

Elected members – Cameron, Delaney, Ironside

- **North Deeside Road (Lane at 229/231), Peterculter** – Proposed “At any time” waiting restrictions

The property at No 229 North Deeside Road has only one access by means of the front door from North Deeside Road. There is no access from the property to the back garden. The only means of accessing the rear garden is by walking from the front door, along the gable end of the property and into the back garden which is on a steep slope and a hand rail is required by some. The footway along the gable end of the property is very narrow and vehicles frequently park on it forcing pedestrians using the footway onto the carriageway where there is no hand rail to assist the pedestrians.

In order to ease this situation it is proposed to install “At any time” waiting restrictions along the east side of this lane to allow pedestrian access over the narrow footway again.

The proposals are indicated on the plan below.

Implementation cost - £120

Estimated maintenance cost – £120 every 10 years

Ward (9) – Lower Deeside

Elected members – Boulton, Malik, Malone

- **North Deeside Road, Peterculter** – Proposed timed loading restrictions, “Mon – Fri; 7:30am to 9:00am”

It has been noted that a number of delivery lorries are now parking on the “At any time” waiting restrictions to the west of the SPAR grocers on North Deeside Road opposite Station Road West creating a hazard to vehicles travelling eastbound past the corner at Malcolm Road.

These proposals are to introduce loading restrictions around the sharp bend to improve both visibility and the free flow of vehicles.

The proposals are indicated on the plan below.

Implementation cost - £660

Estimated maintenance cost – £350 every 5 years

Ward (9) – Lower Deeside

Elected members – Boulton, Malik, Malone

- **North Deeside Road, Peterculter** – Proposed “At any time” waiting restrictions

A complaint has been received from residents and through an elected member regarding vehicles parking on the footway and private land outside the Post Office and shop, in particular parking on the footway and preventing pedestrian access along the footway and access to the pedestrian crossing. At present, only the zig-

zag markings for the approach to a pedestrian crossing are present on-street and these are only enforceable on the carriageway area between the zig-zag markings. In order to take action against vehicles parking on the footway, "At Any Time" waiting restrictions must be imposed, as these are also enforceable for the footway behind the markings.

The proposals are indicated on the plan below.

Implementation cost - £510

Estimated maintenance cost – £410 every 10 years

Ward (9) – Lower Deeside

Elected members – Boulton, Malik, Aileen Malone

- **Old Skene Road, Kingswells** – Proposed revocation of a section of "At any time" waiting restrictions

With the development of several residential properties opposite the Four Mile House and their associated accesses and also the extension of the car park within the Four Mile House, a section of the "At any time" waiting restrictions on the south side of the Old Skene Road is no longer required. It is therefore proposed to revoke this length of restrictions.

The proposals are indicated on the plan below.

Implementation cost - £400

Estimated maintenance cost – nil

Ward (3) – Kingswells/Sheddocksley

Elected members – Cameron, Delaney, Ironside

- **Oscar Road** – Revocation of "School Keep Clear" zig-zags

With the closure of the primary school these restrictions are no longer required and the removal of the zig-zags will allow a greater degree of parking adjacent to the Health Centre.

The proposals are indicated on the plan below.

Implementation cost - £150

Estimated maintenance cost – nil

Ward (12) – Torry/Ferryhill

Elected members – Allan, Dickson, Donnelly, Kiddie

- **Provost Graham Avenue** – Proposed timed “Mon – Fri; 8am – 4pm” waiting restrictions

Complaints have been received from Environmental Services with regard to access to the refuse bin area at the end of the residential access road off Provost Graham Avenue. The indiscriminate parking of vehicles at either side of the junction is preventing access and egress where often the access road is being blocked completely.

The proposals are indicated on the plan below.

Implementation cost - £250

Estimated maintenance cost – £250 every 5 years

Ward (10) – Hazlehead/Ashley/Queen’s Cross

Elected members – Corall, Greig, Stewart, Thomson

- **Royal Court, Queen’s Road** – Proposed extension of “Pay and Display” parking bays

An elected member for this ward has requested that the marked “Pay and Display” parking bays be extended by about 5m at the east end of the street to allow for an additional parking space and officers agree that this can be implemented without compromising the existing spaces.

The proposals are indicated on the plan below.

Implementation cost - £90

Estimated maintenance cost – £50 every 5 years

Ward (10) – Hazlehead, Ashley, Queens Cross

Elected members – Corall, Greig, Stewart, Thomson

- **Summerhill Road** – proposed “At any time” waiting restrictions

Concerns have been raised by local residents with regard to indiscriminate parking outside the adjacent Care Home. This results in the flow of vehicles through the junction being compromised as the lanes become blocked. It is therefore proposed to introduce “At any time” waiting restrictions to address this problem.

The proposals are indicated on the plan below.

Implementation cost - £900

Estimated maintenance cost – £900 every 5 years

Ward (10) – Hazlehead/Ashley/Queens Cross

Elected members – Corall, Greig, Stewart, Thomson

- **Virginia Street** – “At any time” waiting restrictions

There have been several complaints and also observations by officers that vehicles are currently parking within a delivery bay on Virginia Street just east of the new Pure Gym and Ibis Hotel complex. This parking is not acceptable as up to 8 vehicles are parking, partly on the footway on both sides, blocking other vehicles as well as causing an obstruction to any pedestrians using the footways. It is also inevitable that those parking at the west end of the bay would not be able to exit this bay in forward gear and would have to reverse onto the dual carriageway just at the bend adjacent to Shiprow. These reversing vehicles would not necessarily be visible to vehicles travelling northbound on Trinity Quay/Virginia Street, the main HGV route through the City.

It is proposed to introduce “At any time” waiting restrictions within this bay which will still allow delivery vehicles to load and unload to the adjacent premises, but will exclude the indiscriminate and potentially hazardous parking that is occurring at present.

The proposals are indicated on the plan below.

Implementation cost - £270

Estimated maintenance cost – £270 every 5 years

Ward (8) – George Street/Harbour

Elected members – May, Jean Morrison, Nathan Morrison

The following proposals will be funded by the developer

- ❖ **Pharmacy/residential development at “Lea Rigg”, Kingswood Drive, Kingswells** – Proposed “At any time” waiting restrictions

Planning Consent has been granted for the above development at “Lea Rigg” on Kingswood Drive

As part of the Consent there is a requirement to include new ‘At any time’ waiting restrictions between the two pedestrian crossings on Kingswood Drive.

This type of development is likely to create short stay, high turnover parking and, if not restricted, the parking place of choice is likely to be on Kingswood Drive itself creating a degree of congestion. A number of parking places have been provided within this development for the purpose of high-turnover parking and the restrictions should encourage drivers to use this parking area.

The proposals are indicated on the plan below.

Implementation cost – nil

Estimated maintenance cost – £1000 every 10 years

Wards (3) – Kingswells/Sheddocksley

Elected members – Cameron, Delaney, Ironside

❖ **Wellheads Drive, Dyce – Industrial development** – Proposed “At any time” waiting restrictions

As a part of the consent for this development there is a requirement for “At any time” waiting restrictions along the full length of the access roads within it.

The proposals are indicated on the plan below.

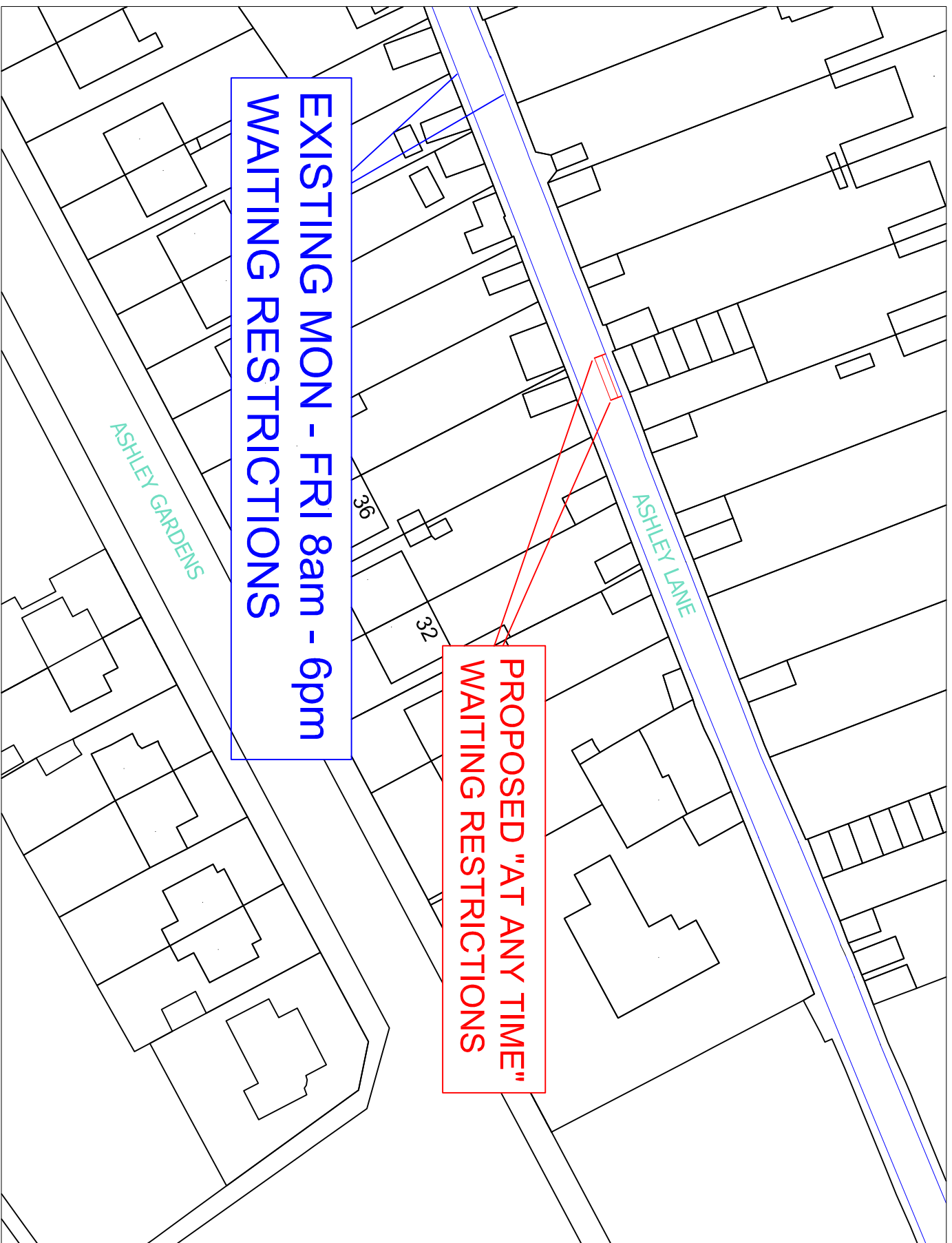
Implementation cost – nil

Estimated maintenance cost – £6750 every 5 years

Wards (1) – Dyce/Bucksburn/Danestone

Elected members –Crockett, Lawrence, MacGregor, Samarai

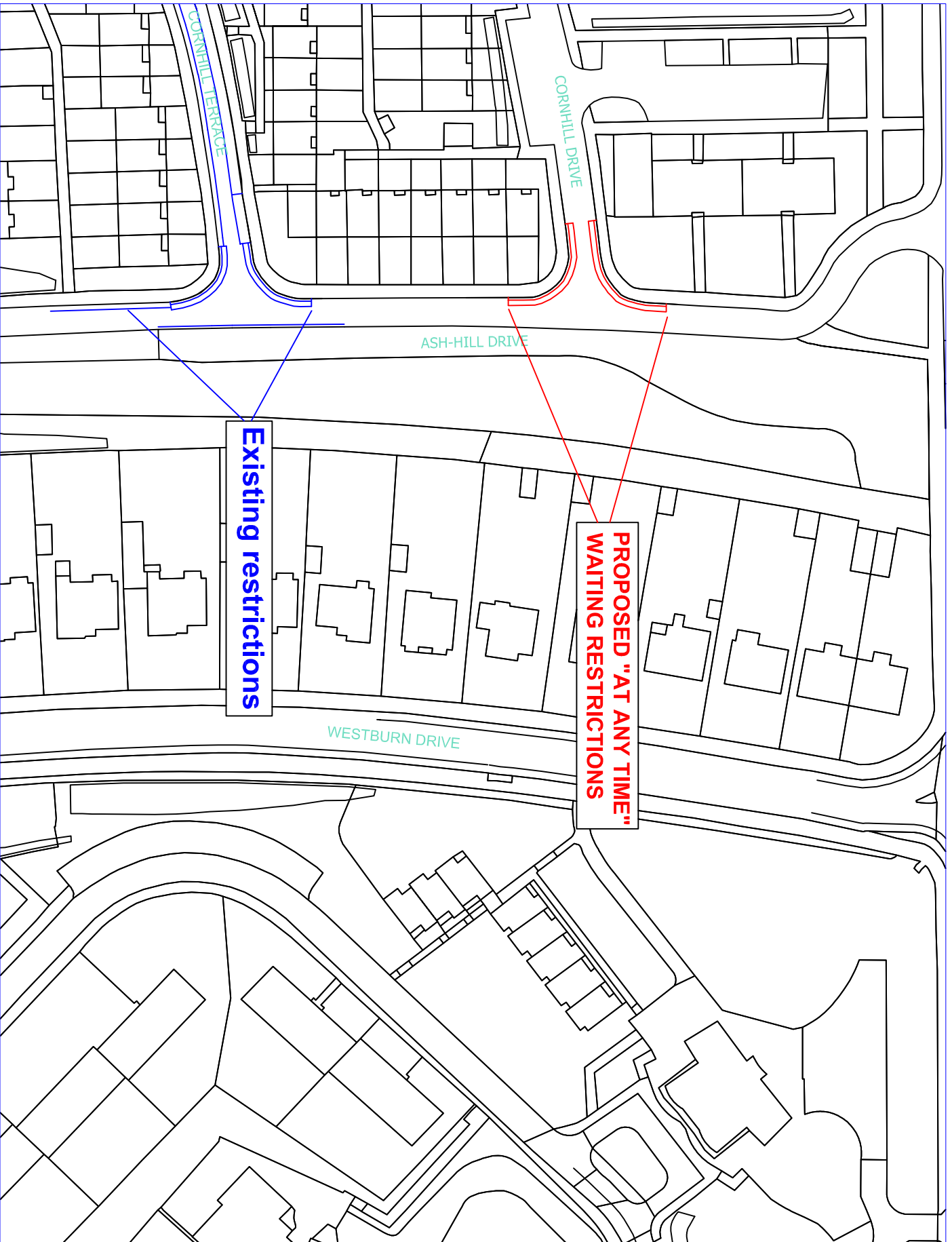
Ashley Lane - Proposed "At any time" waiting restrictions



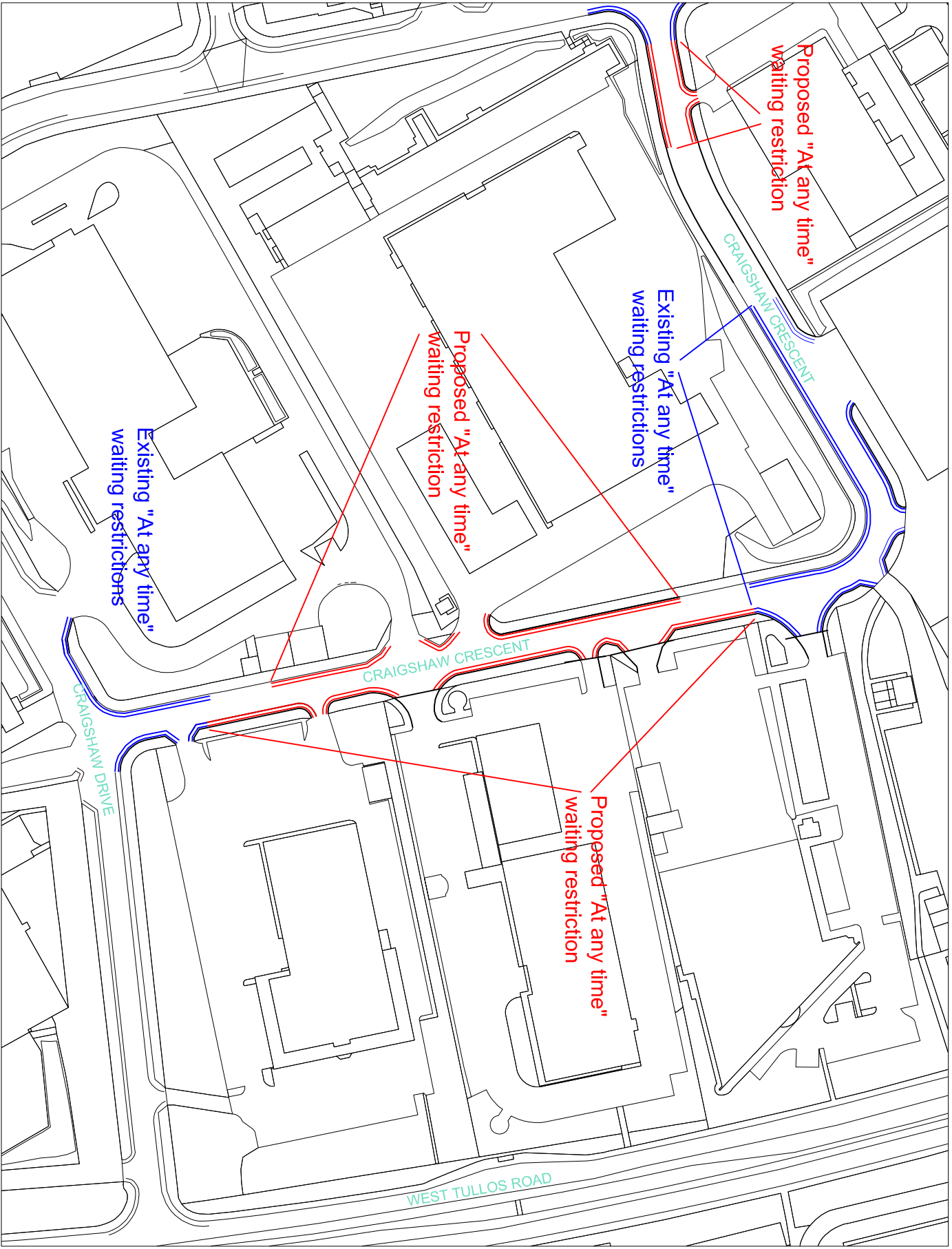
**EXISTING MON - FRI 8am - 6pm
WAITING RESTRICTIONS**

**PROPOSED "AT ANY TIME"
WAITING RESTRICTIONS**

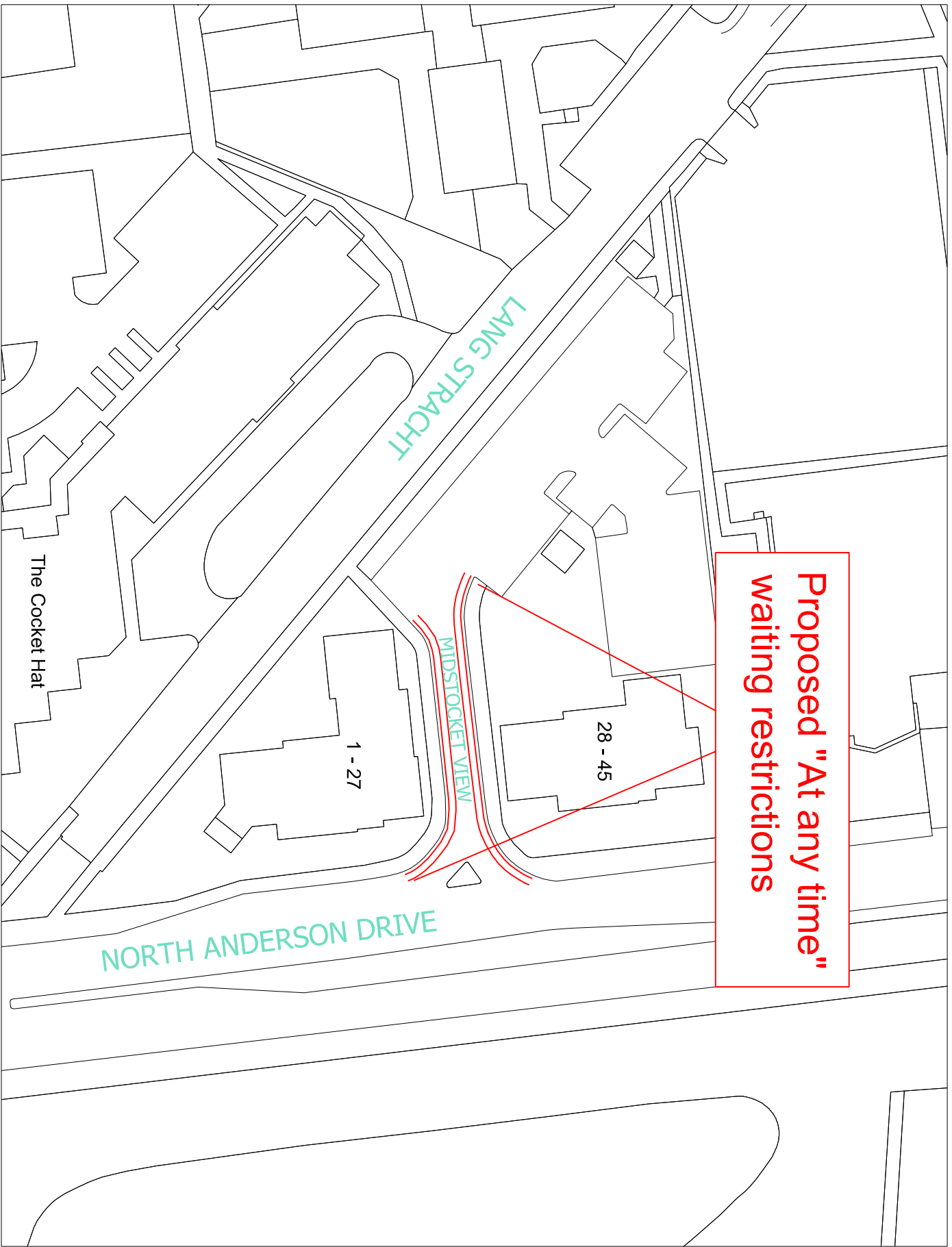
Cornhill Drive - Proposed "At any time" waiting restrictions



Craigshaw Crescent - Proposed "At any time" waiting restrictions



Midstocket View - Proposed "At any time" waiting restrictions



**Proposed "At any time"
waiting restrictions**

LANG STRACHT

MIDSTOCKET VIEW

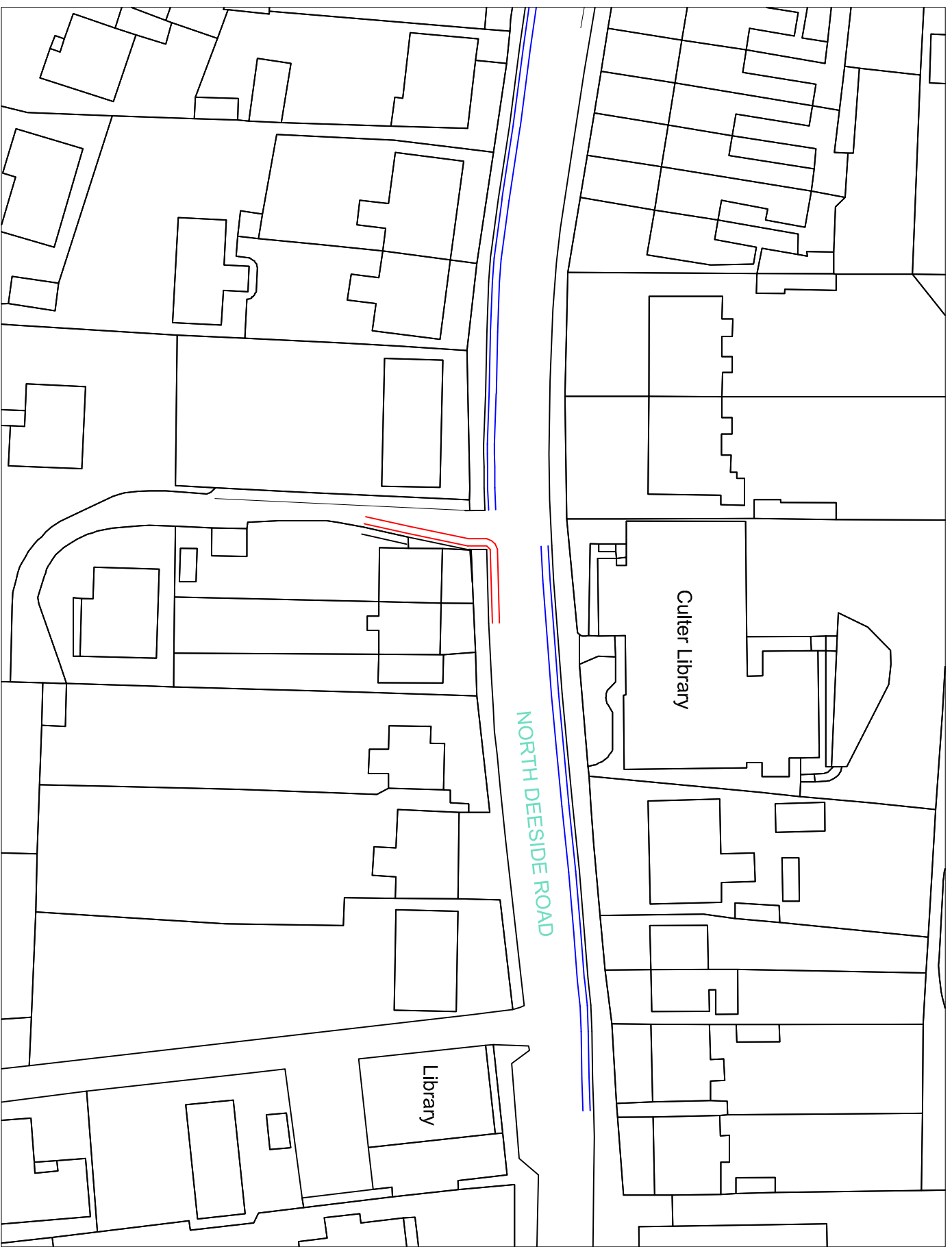
NORTH ANDERSON DRIVE

1 - 27

28 - 45

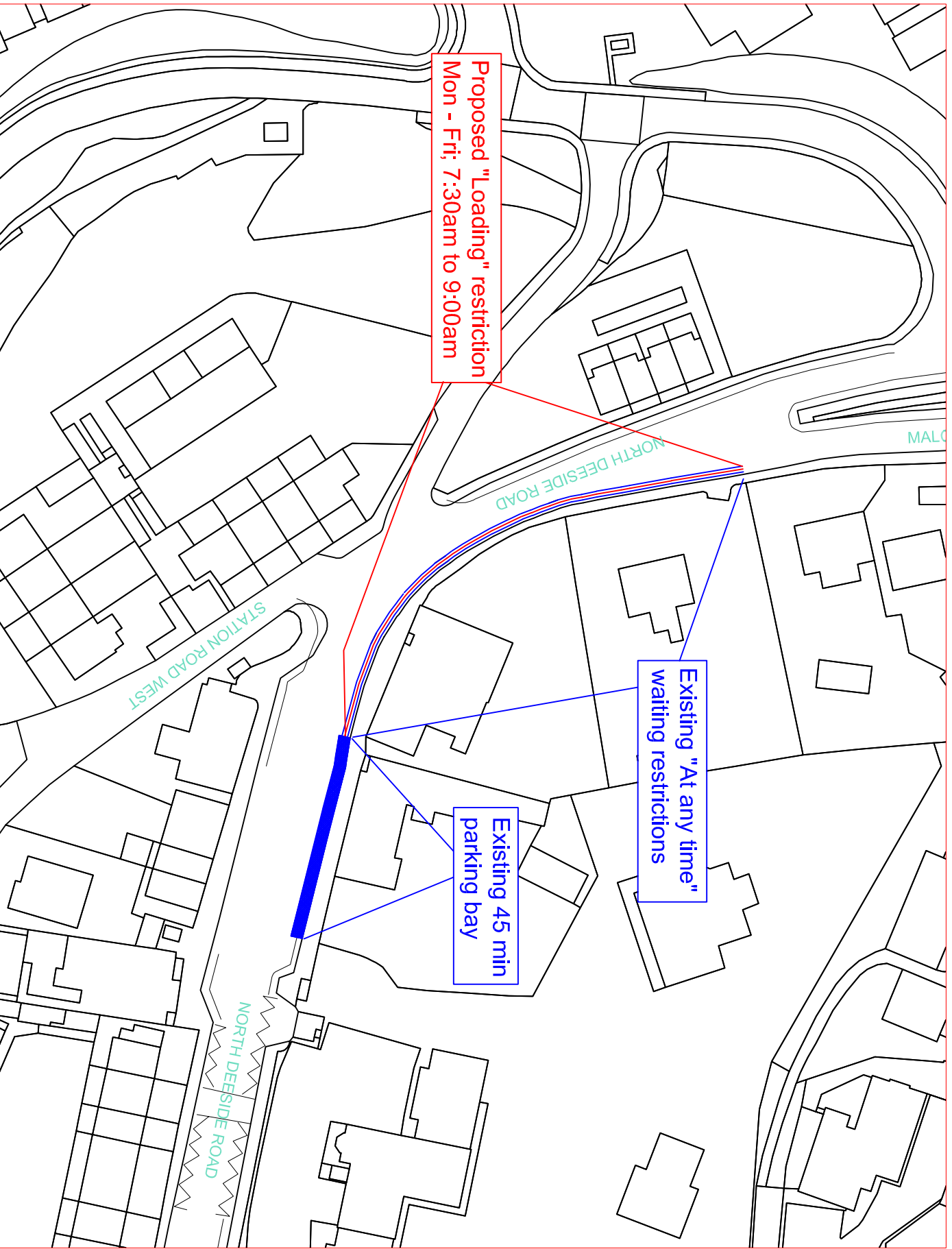
The Cocket Hat

North Deeside Road, Peterculter - Proposed "At any time" waiting restrictions

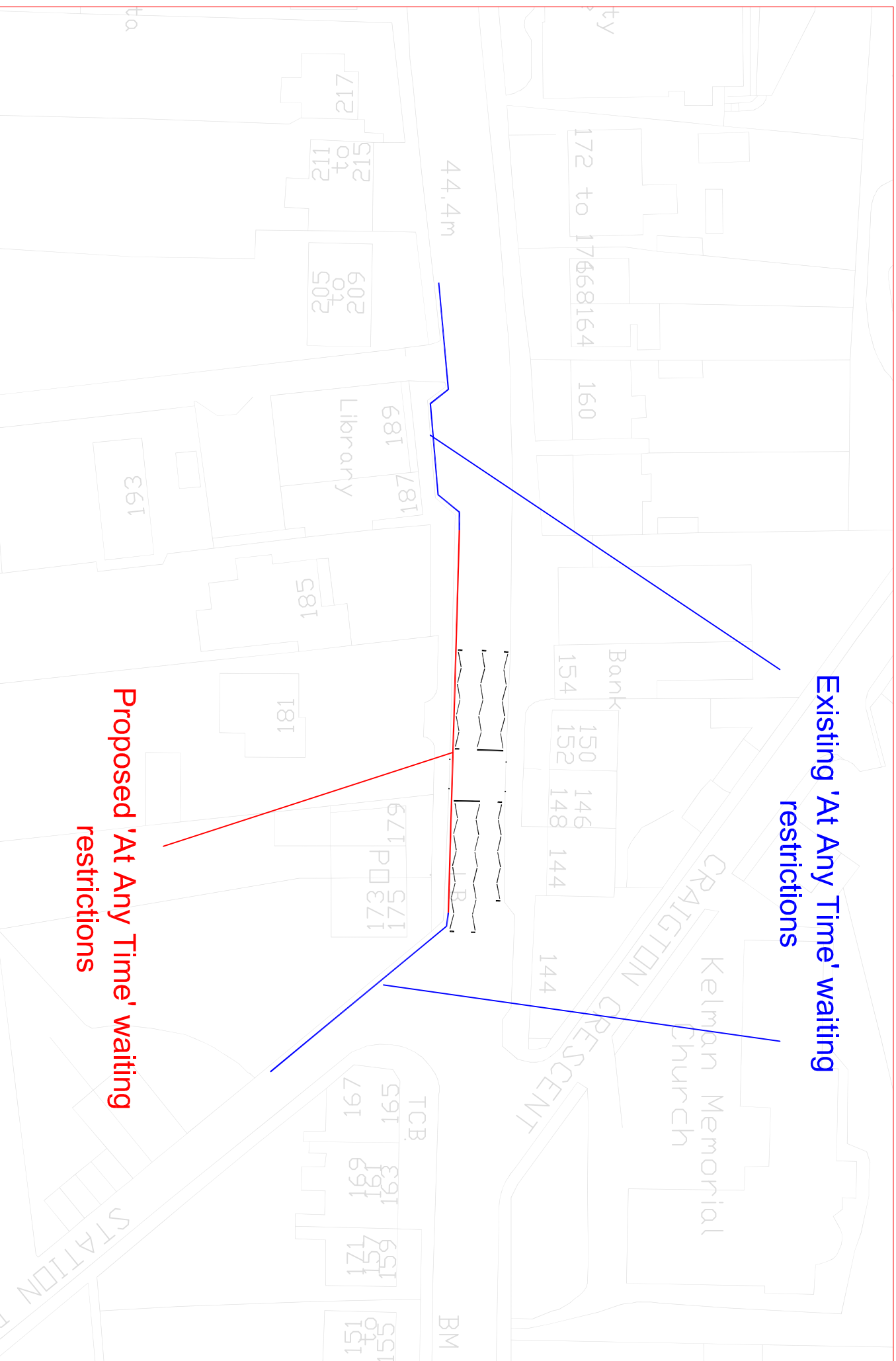


North Deeside Road, Peterculter - Proposed "Loading" restrictions; Mon - Fri

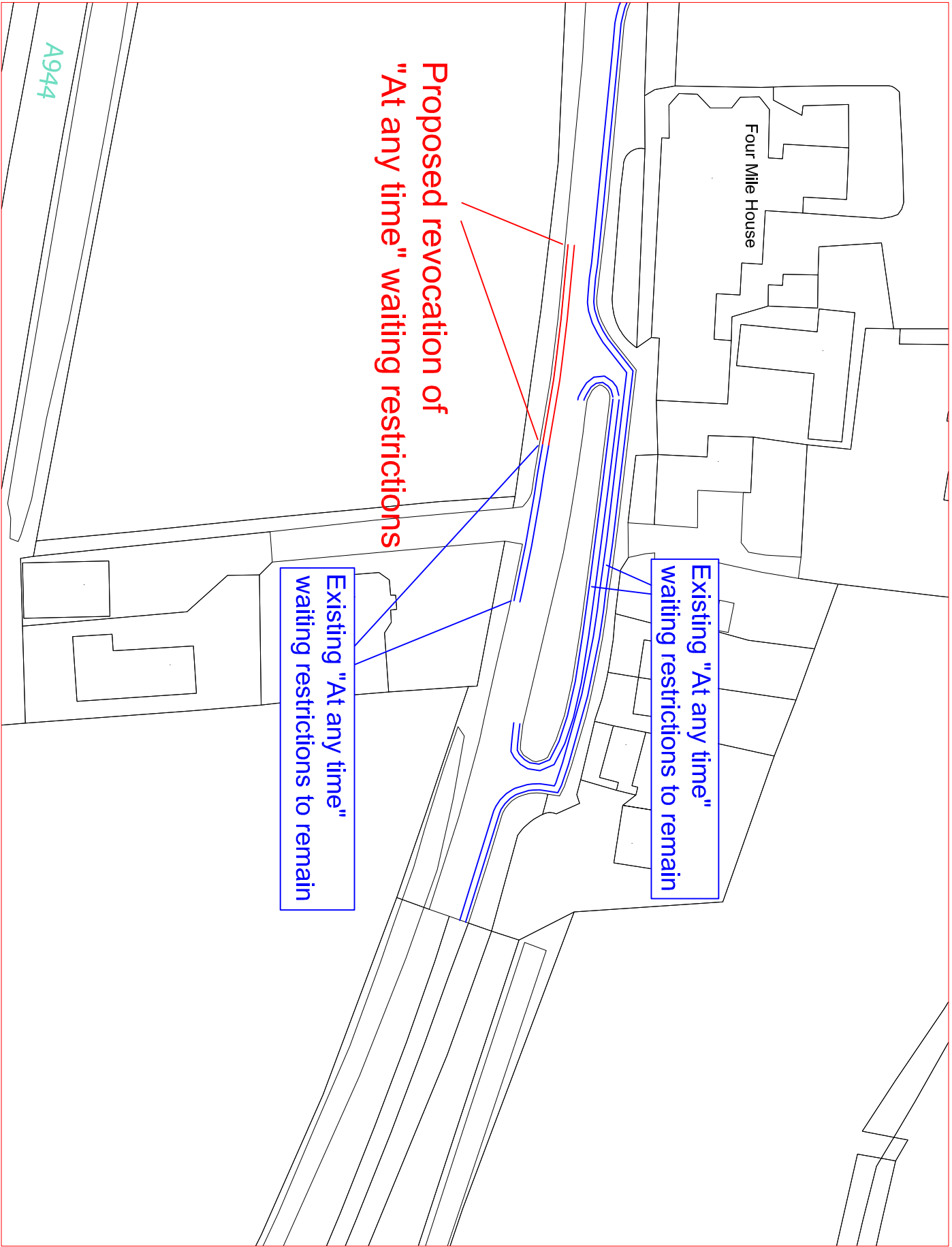
7:30am to 9:00am



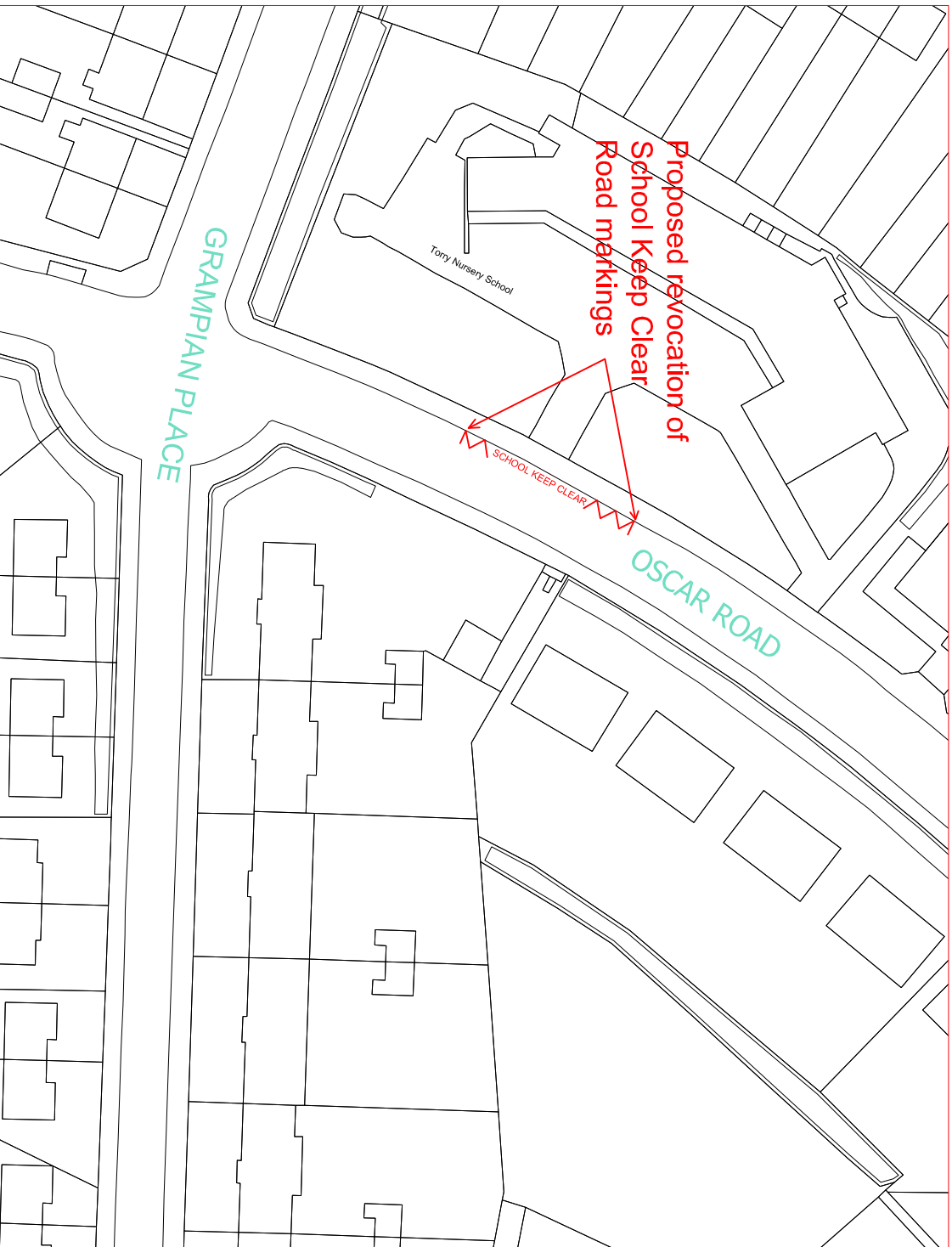
North Deeside Road, Peterculter - Proposed 'At Any Time' waiting restrictions



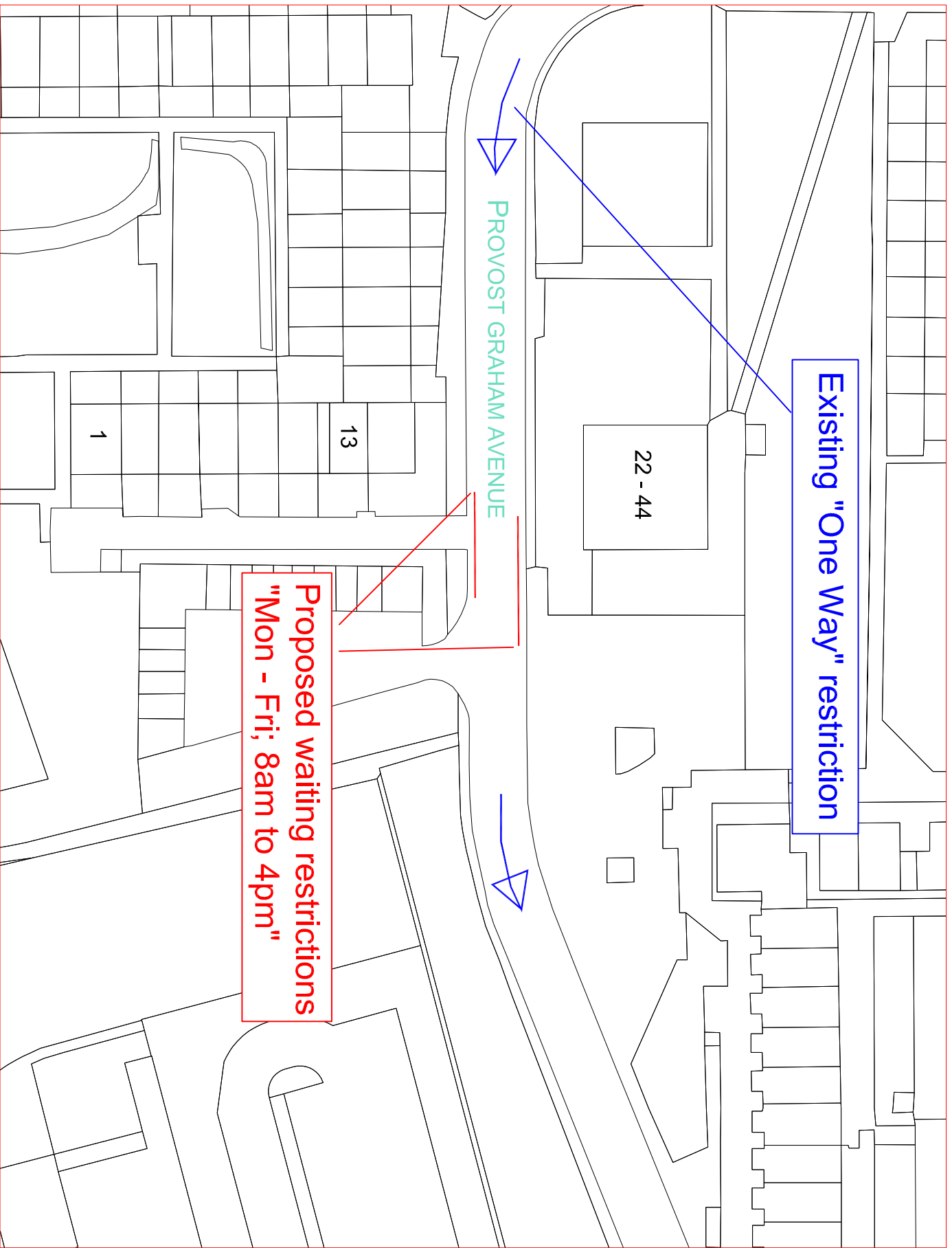
Old Skene Road - Proposed revocation of "At any time" waiting restrictions



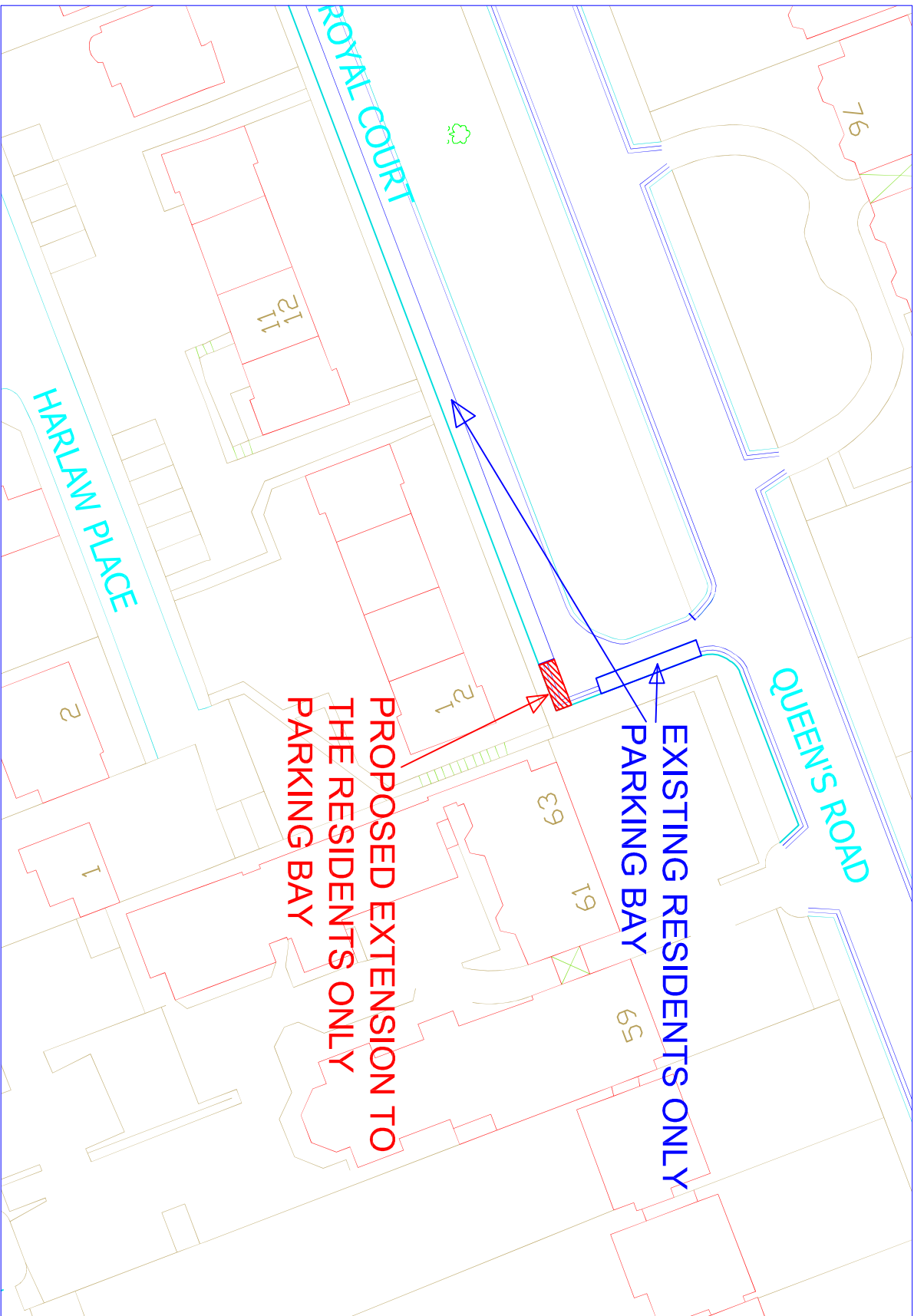
Oscar Road - Revocation of "School Keep Clear" road markings



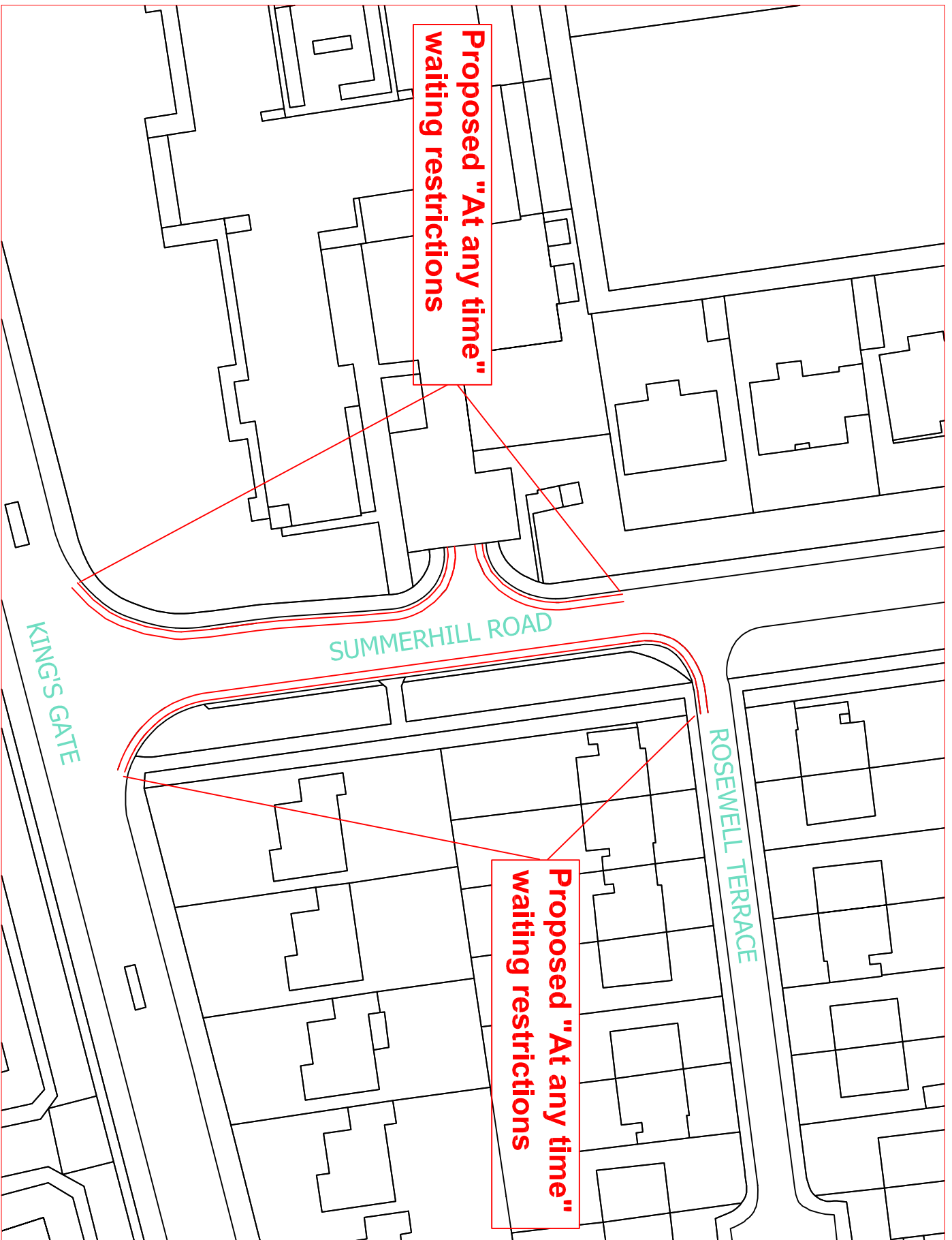
Provost Graham Avenue - Proposed waiting restrictions, Mon - Fri; 8am to 4pm



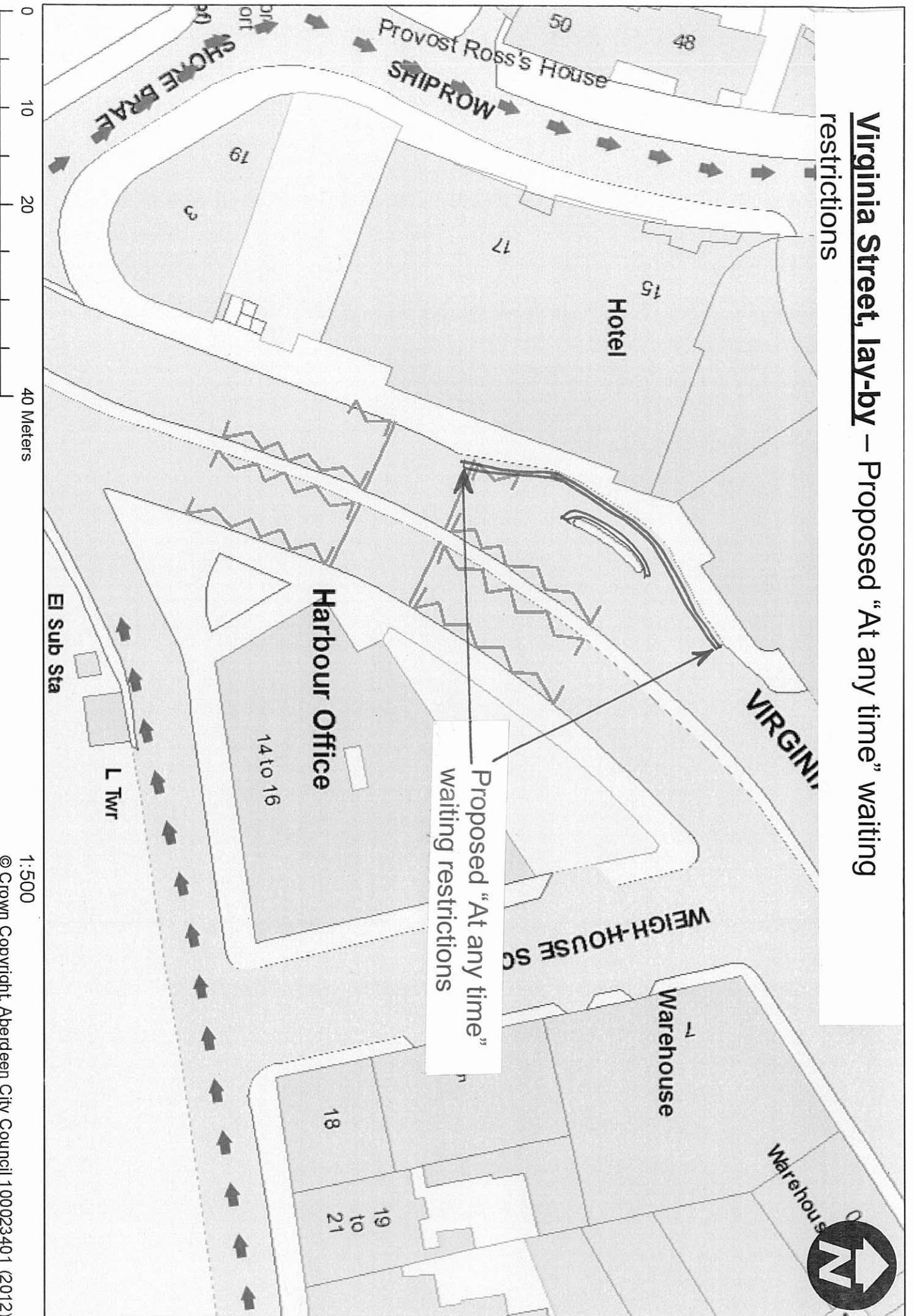
Royal Court, Queen's Road - Extension of "Residents Only" parking bay



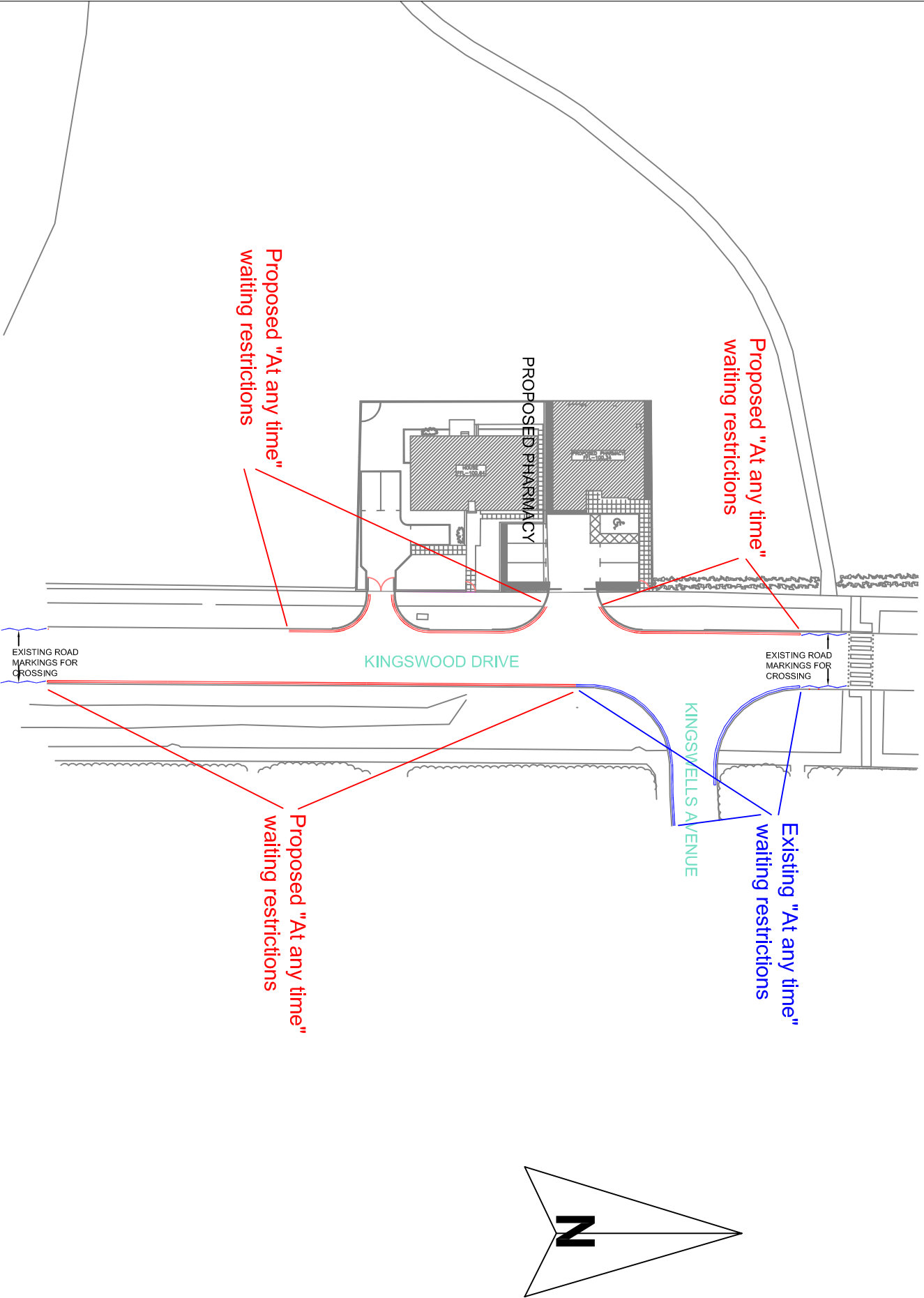
Summerhill Road - Proposed "At any time" waiting restrictions



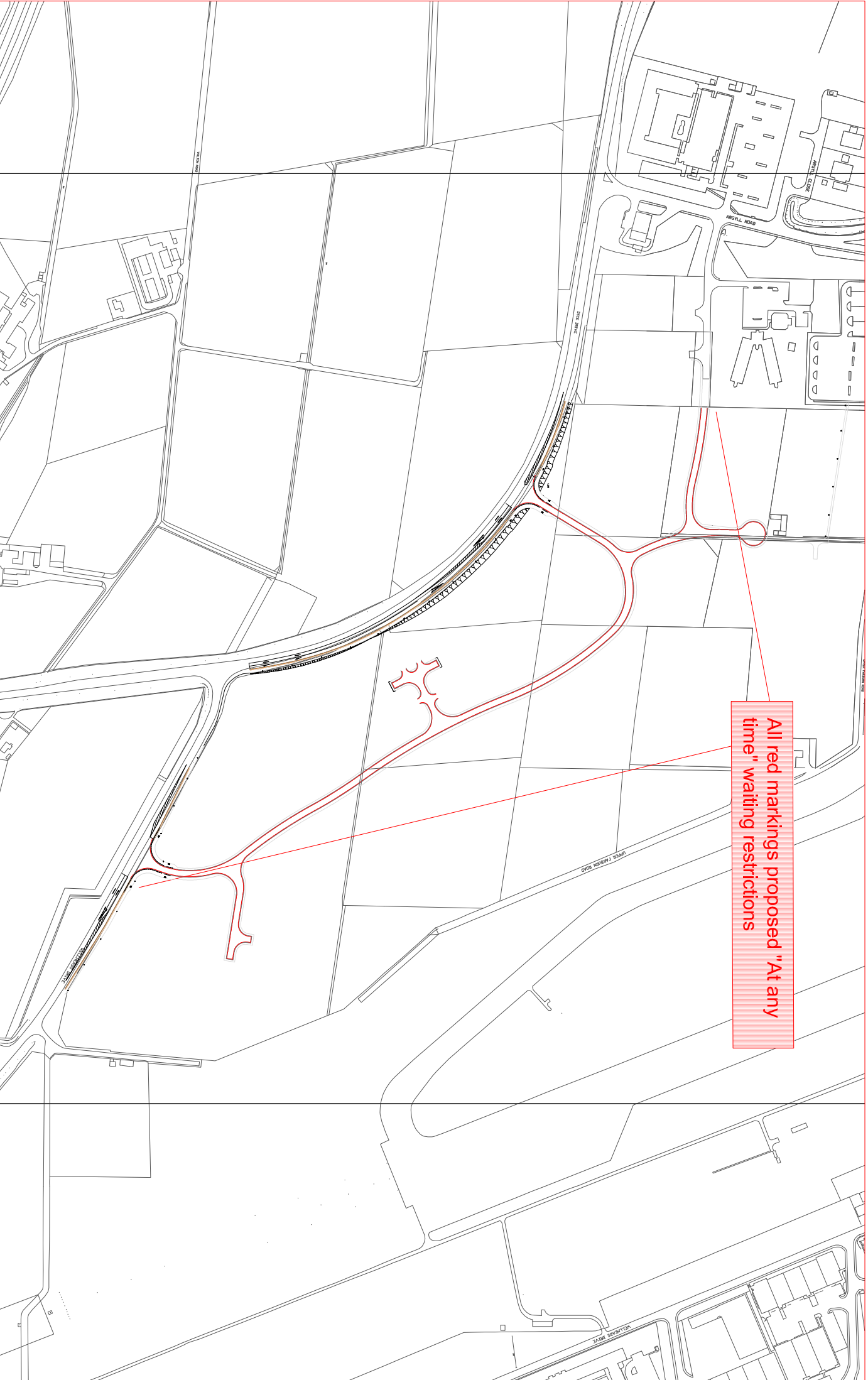
Virginia Street, lay-by – Proposed “At any time” waiting restrictions



Kingswood Drive - Proposed "At any time" waiting restrictions



Wellheads Drive - Proposed "At any time" waiting restrictions



All red markings proposed "At any time" waiting restrictions

➤ **The following proposals will be funded from the Disabled Parking Revenue budget**

➤ **Disabled parking bays to be provided through the Disabled Persons Parking Places (Scotland) Act 2009**

There are 52 on-street applications to be considered at this meeting and 16 off-street applications.

(Plans are not included as, under normal circumstance, they are located close to the properties.)

On-street parking

10b Northfield Place	26b Grampian Road
34 Kirkwall Avenue(Back door Lewis Rd)	31 South Grampian Circle
22 Sheddocksley Road	10 Jesmond Avenue
31 Annfield Terrace	30 Bressay Brae
8 Strathmore Drive	32 Eday square
Hallfield Road (rear of 160 Lang Stracht)	10 Gillahill Place
147 Hallfield Road	17 Annat Bank
137 Cairncry Road	16 Mile-end Avenue
143 Midstocket Road	37 Berrywell Gardens
142 Kincorth Circle	30b Logie Avenue
19 Faulds Gate	58 Mastrick Drive
56 South Grampian Circle	3 Hillock Way
135 School Drive	For 143 Provost Fraser Drive (in Circle)
93 Middlefield Place	36 Bankhead Road
15 Kincorth Place	300 North Balnagask Road
13 Nigg Way	19 Arran Avenue
102 Tollochill Drive	8 Hillside Place
15 Auchinyell Road	51d Bedford Avenue
77 Oscar Road	39 Coningham Gardens
87 Oscar Road	3 Strathburn Street
89 Oscar Road	7 Loirston Place
101 Pittodrie Street	15 Coull Gardens
131 Gray Street	87 Devonshire Road
137 Gray Street	23 Danestone Circle
5 Cardens Knowe	8 Pitmedden Crescent
43 Danestone Terrace	4 Strathburn Street

Off-street parking

39 Shetland Walk	17 Merkland Place
21 Shetland Walk	for 58 Howes Drive o/s 137 Howes Drive
47 Shapinsay Court	5 Whitestripes Place
61 Shapinsay Court	19 Balgownie Brae
4 x Cairncry Court	For 92 Stockethill Court in car park
108 Cairncry Road	2 Logie Place – Healthy Hoose
93 Cairncry Road	

6. IMPACT

This report meets with the local Community Plan objectives to continually improve road safety and maximise accessibility for pedestrians and all modes of transport.

The proposals are in line with the Councils Transportation Strategy to improve safety for all road users by continuing to reduce the number of casualties in traffic collisions.

It is also in accordance with the administration's Vibrant, Dynamic and Forward Looking, under the heading of Transport and highlighted in Paragraph 7.

This report is likely to be of interest to the public in the streets affected by the proposals.

There is no Equality and Human Rights Impact Assessment required as this report only recommends that these proposals progress to the Statutory Consultation process therefore there will be no changes effected as a result of the recommendations being approved by the Committee

7. BACKGROUND PAPERS

N/A

8. REPORT AUTHOR DETAILS

Ruth Milne
Technical Officer,
rumilne@aberdeencity.gov.uk
(01224) 538052

Consultees comments

Councillors

Callum McCaig - has been consulted

Council Officers

Ciaran Monaghan – Head of Service, Office of Chief Executive – has been consulted

Barry Jenkins, Head of Finance, Resources – *has been consulted and has no comments*

Jane MacEachran, City Solicitor, Continuous Improvement - has been consulted

Gordon McIntosh, Director of Enterprise, Planning and Infrastructure – has been consulted

Hugh Murdoch, Head of Service, Shelter and Environment – has been consulted

Margaret Bochel, Head of Planning & Infrastructure, Strategic Leadership – *has been consulted and is in agreement with the recommendations within this report*

Mike Cheyne, Roads Manager - has been consulted

Dave Young, Account Manager, Service, Design and Development - has been consulted

Anne Ross, Service Co-ordinator

Allison Swanson, Committee Services