

PARKING MANAGEMENT PLAN

Application Site: 64 Chapel Lane, Uxbridge, UB8 3DS

Development:
Children's Residential Care Home (Use Class C2)

Purpose : This Parking Management Plan has been prepared pursuant to the planning condition requiring details of parking management arrangements prior to first occupation of the development. The purpose of the Plan is to ensure that parking associated with the operation of the children's residential care home is managed effectively and does not result in overspill parking or adverse impacts on neighbouring residential amenity.

1. Site Parking Provision

The property benefits from on-site parking spaces sufficient to accommodate operational requirements associated with the approved use.

On-site parking spaces will be prioritised for staff and authorised visitors. All parking associated with the operation of the home will be managed to ensure that demand does not exceed the available on-site capacity.

2. Staff Parking Arrangements

The children's residential care home operates on a 24-hour basis with staff working on a shift rotation system.

Two carers will normally be on duty at any one time.

Staff shift changeovers typically occur:

- Morning: approximately 07:00–09:00
- Evening: approximately 19:00–21:00

To minimise parking demand and vehicle movements:

- Staff arrival and departure times will be staggered where practicable.
- Staff will be encouraged to utilise public transport, walking, cycling and car sharing where feasible.
- On-duty staff will be allocated priority use of on-site parking spaces.
- Shift handovers will be coordinated to minimise overlap between incoming and outgoing staff.

These measures ensure that parking demand remains low and comparable to that of a residential dwelling.

3. Visitor Parking Management

Visitors will primarily comprise:

- Social workers
- Healthcare professionals
- Family members
- Regulatory and support service personnel

All visits will be pre-arranged through a booking and scheduling system.

The visitor management system will operate as follows:

- Visits must be booked in advance.
- Time slots will be allocated to avoid overlapping appointments.
- Visitor appointments will, where possible, be arranged outside staff shift change periods.
- Visitors will be advised of available parking arrangements before attending the site.
- Visitor numbers will be limited to ensure parking demand remains within available capacity.

The frequency of visits is expected to be low, typically between 0–2 visits per day and not necessarily every day.

4. Overspill Parking Prevention

The following measures will be implemented to prevent overspill parking on surrounding streets:

- Staff parking will be prioritised within the site.
- Visitor appointments will be managed through a pre-booked system.
- Simultaneous visitor appointments will not be permitted.
- Staff will be instructed to park considerately and lawfully.
- Visitors will be advised not to park in a manner that obstructs neighbouring properties or highway operations.

In the unlikely event that all on-site spaces are temporarily occupied:

- Visitors may be requested to delay arrival.
- Appointments may be rescheduled.
- Staff will coordinate access to ensure parking demand remains controlled.

5. Monitoring and Management

The Registered Manager shall be responsible for implementation of this Parking Management Plan.

Responsibilities include:

- Monitoring staff parking arrangements.
- Maintaining the visitor booking schedule.

- Recording any parking-related complaints.
- Investigating any reported parking issues.
- Implementing corrective actions where necessary.

A parking log shall be maintained for any complaints received from neighbouring residents or the Local Planning Authority.

6. Enforcement Measures

All staff will receive written instructions regarding parking arrangements as part of their induction process.

Where parking issues are identified:

- Staff will be reminded of parking requirements.
- Repeat non-compliance will be addressed through internal management procedures.
- Visitor bookings may be amended to prevent recurrence of parking conflicts.

The Registered Manager shall retain overall responsibility for ensuring compliance with this Plan.

7. Review Procedure

The effectiveness of this Parking Management Plan shall be reviewed:

- Following first occupation of the development.
- Following receipt of any substantiated parking complaints.
- At least annually thereafter.

Where monitoring identifies parking issues, the Plan shall be updated and additional management measures introduced as necessary.

Conclusion

This Parking Management Plan demonstrates that parking associated with the operation of the children's residential care home will be appropriately managed through staff shift coordination, visitor booking procedures, monitoring arrangements and ongoing review, ensuring that parking demand remains within the site's capacity and that there is no adverse impact on neighbouring residential amenity.