

## Parking Survey

Land at rear of 20 Dorset Avenue, UB4 8NS



### **1.0 Introduction**

- 1.1 This parking survey has been carried in support of a development proposal at Land at rear of 20 Dorset Avenue, UB4 8NS.
- 1.2 The purpose of this survey is to justify if the proposed development will have detrimental impact on street parking availability on Dorset Avenue and the surrounding streets.
- 1.3 This parking survey has been produced in accordance with standard London Local Authority (Lambeth) parking survey methodology, to illustrate the current on street parking conditions in the adjoining area and justify that the proposal on parking grounds would not warrant reasons for refusal.
- 1.5 The road inventory was carried out on Monday afternoon the 11<sup>th</sup> of July 2022 with parking survey carried out on the nights/ early mornings of Wednesday 13<sup>th</sup> of July 2022 and Thursday 14<sup>th</sup> of July 2022 between the hours of 3am to 4am.

### **2.0 The Site and Surrounding Area**

- 2.1 The site subject of this application is addressed as Land at rear of 20 Dorset Avenue, UB4 8NS, which at present consists of an empty underused plot.
- 2.2 The surrounding area is made up of semi-detached family houses. It is located directly on the frontage of Dorset Close. The site has a PTAL rating of 1b which is standard for an outer suburban London area. There are a number of bus services in the area. The site is located in a unrestricted Parking Zone with free parking.

### **3.0 Methodology**

- 3.1 This survey has been carried out in accordance with standard London Local Authority Parking Survey Methodology that was originated by Lambeth Council. The council requires a parking survey to support any planning application which could result in an increase in on street parking “that could potentially have an unacceptable impact on road safety and the free flow of traffic”.

- 3.2 For the purpose of this parking survey the streets and sections of streets surveyed included, Dorset Close (60m either side ), Dorset Avenue (130m either side of the road in both directions), Adelphi Crescent (30 m either side in four directions) . These streets and the sections of the streets incorporated into the survey area are within 200m of the site and were considered the only streets future residents of the development would feasibly park on.
- 3.3 The survey was carried out on the early mornings of Wednesday 13th of July 2022 and Thursday 14<sup>th</sup> of July 2022. This was not a school half term week. The site is located in unrestricted Parking Zone.
- 3.4 The survey took into account all other restrictions e.g. double Yellow lines, single yellow line restrictions, kerb build outs, pedestrian zebra crossings (there are not any within 200m of the side) and crossovers. A full measurement of the total length of kerbspace on all streets was also undertaken. For the purposes of this survey to calculate parking stress, it is assumed that each parking space measures 6 metres in length as outlined in the London local authority parking survey methodology. The parking bays are not marked on the street, however there are street signs indicating permitted parking spaces.
- 3.5 The survey tools used included a measuring wheel, measuring tape, camera, notepad and handheld counting clicker.

## 4.0 Survey Results and Discussion

### Survey Results

4.1 The survey results are included in the tables outlined as below.

Table 1: Results of Parking Survey Undertaken Wednesday 13<sup>th</sup> July 2022 3 am-4 am.

Street Name	Total Length of Kerbspace (Both Sides)	Length of Restricted Kerbspace including DYL'S, SYL'S and Disabled Bays/ Crossovers Road Junctions	No of Unrestricted Available Parking Spaces	No of cars parked on unrestricted kerbspace	Parking Stress (%)
Dorset Close (only one side of the road taken in consideration due to the road width)	60m	30	5	3	<b>60%</b>
Dorset Avenue –130m towards West	200m	128m	12	6	<b>50%</b>
Dorset Avenue –130m towards East	200m	134m	11	7	<b>64%</b>
Adelphi Crescent(for 30m distance Up street from junction with Dorset Avenue East)	140m	128m	12	4	<b>33%</b>
Adelphi Crescent(for 30m distance down street from junction with Dorset Avenue East)	140m	62m	13	4	<b>31%</b>
Adelphi Crescent(for 30m distance Up street from junction with Dorset Avenue West)	140m	65m	15	8	<b>63%</b>
Adelphi Crescent(for 30m distance down street from junction with Dorset Avenue West)	140m	44m	16	16	<b>100%</b>

Table 2: Results of Parking Survey Undertaken Thursday 14<sup>th</sup> July 2022 3am-4am

Street Name	Total Length of Kerbspace (Both Sides)	Length of Restricted Kerbspace including DYL'S, SYL'S and Disabled Bays/ Crossovers Road Junctions	No of Unrestricted Available Parking Spaces	No of cars parked on unrestricted kerbspace	Parking Stress (%)
Dorset Close (only one side of the road taken in consideration due to the road width)	30m	30m	5	3	<b>60%</b>
Dorset Avenue –130m towards West	200m	128m	12	9	<b>75%</b>
Dorset Avenue –130m towards East	200m	134m	11	6	<b>55%</b>
Adelphi Crescent(for 30m distance Up street from junction with Dorset Avenue East)	140m	128m	12	6	<b>50%</b>
Adelphi Crescent(for 30m distance down street from junction with Dorset Avenue East)	140m	62m	13	4	<b>31%</b>
Adelphi Crescent(for 30m distance Up street from junction with Dorset Avenue West)	140m	65m	15	10	<b>67%</b>
Adelphi Crescent(for 30m distance down street from junction with Dorset Avenue West)	140m	44m	16	14	<b>88%</b>

## 5.0 Parking Survey Discussions and Conclusions

- 5.1 The survey area included all streets and part sections of those streets that measured as accurately as possible 200m distance from Land at rear of 20 Dorset Avenue as outlined in the table as above.
- 5.2 Within the surveyed area it was found that there were 84 unrestricted available car parking spaces all clearly marked with white lines on the street and located within the Controlled Zone OS. On Wednesday 13<sup>th</sup> July 2022 48 cars were parked within the survey area which equates to parking stress of 57% over the survey area. On Thursday 14<sup>th</sup> July 2022, 52 cars were parked within the survey area which equates to parking stress of 62% over the survey area. On average the parking stress taking in consideration both survey nights was 59.5 %.
- 5.3 The most heavily parked street was Adelphi Crescent (for 70m distance Down street from junction with Dorset Avenue West). This part was located the furthest away from the proposed development. Dorset Avenue West had the next highest parking stress at an average of 64%.
- 5.4 Our conclusion is that this area does not have a parking problem. The parking stress on average is 50.5% over the entire survey area which amounted to approximately 43 available car parking spaces on average over both survey nights. It is acknowledged that some sections of the surveyed streets have a higher parking stress; however this area does not have a parking problem. There is ample capacity for additional car parking space on street. Car parking availability is shown in the appendices section as below.

APPENDIX Photos taken on 14<sup>th</sup> of July and 15<sup>th</sup>



Figure 1 Adelphi Crescent South West

2301.jpeg



Figure 2 Adelphi Crescent South West

2302.jpeg





Figure 3 Adelphi Crescent North West

2303.jpeg



Figure 4 Adelphi Crescent North West

2304.jpeg





Figure 5 Adelphi Crescent North West

2305.jpeg



Figure 6 Adelphi Crescent North East

2306.jpeg

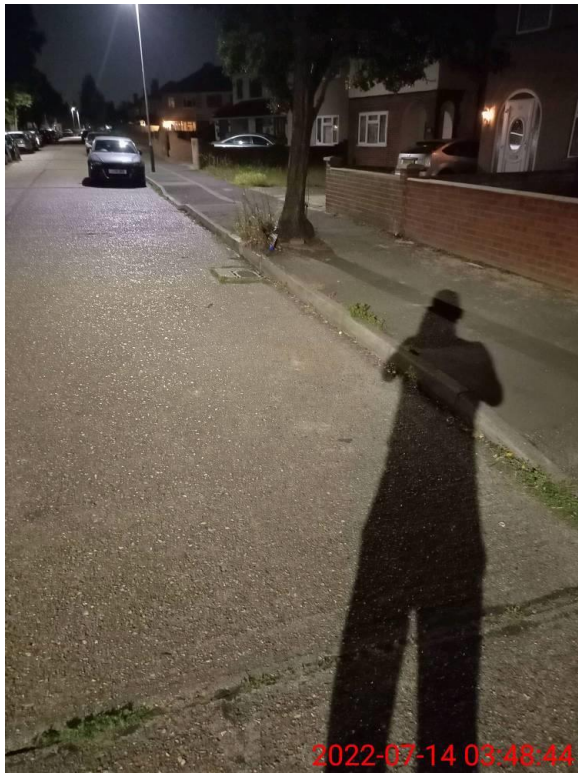


Figure 7 Adelphi Crescent North East

2307.jpeg



Figure 8 Adelphi Crescent North East

2308.jpeg



Figure 9 Dorset Avenue West

2309.jpeg

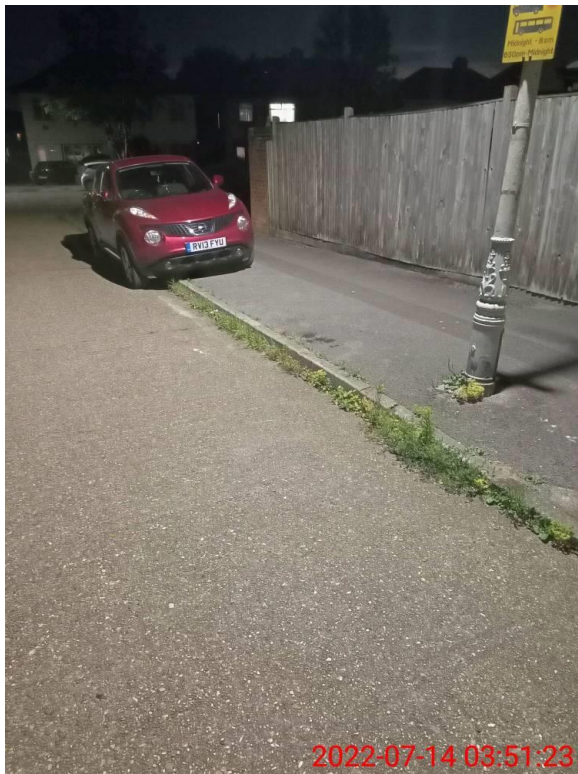


Figure 10 Dorset Avenue West

2310.jpeg





Figure 11 Dorset Avenue East

2311.jpeg

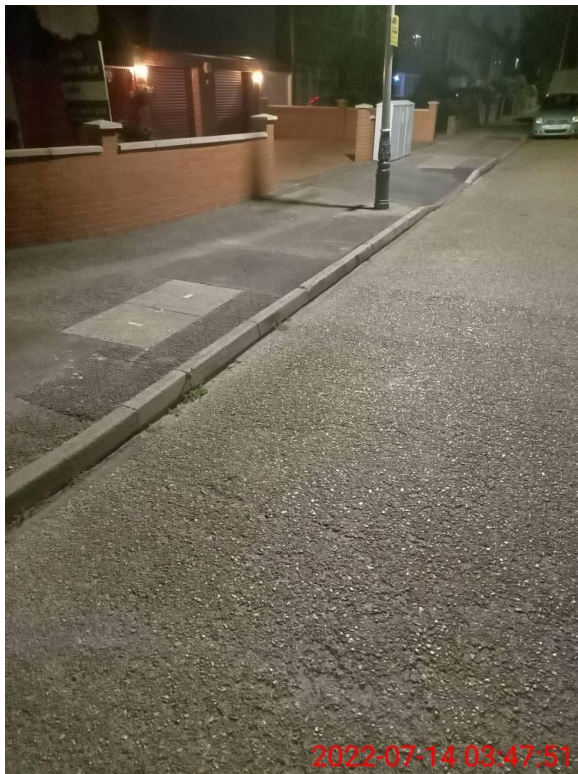


Figure 12 Dorset Avenue East

2312.jpeg



Figure 13 Adelphi Crescent North West

2313.jpeg

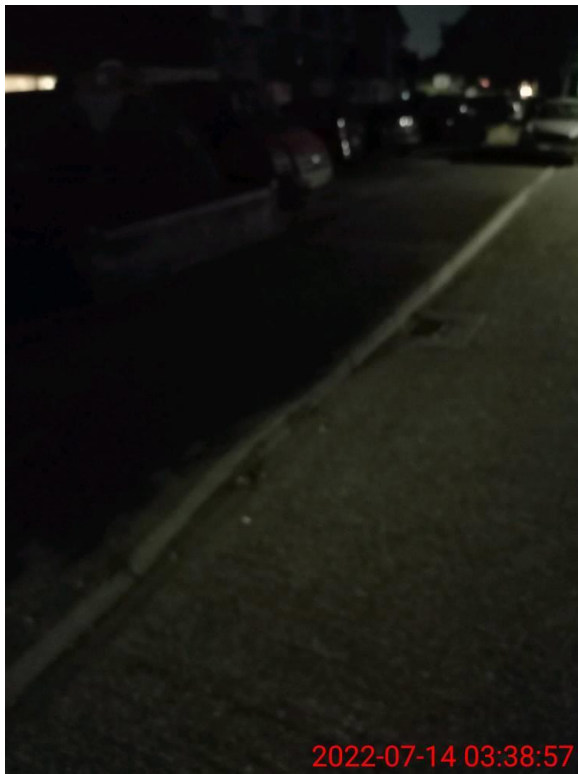


Figure 14 Adelphi Crescent South West

2314.jpeg



Figure 15 Adelphi Crescent North East

2318.jpeg



Figure 16 Dorset Avenue West

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Figure 17 Dorset Avenue West

2325.jpeg



Figure 18 Dorset Avenue West

2326.jpeg



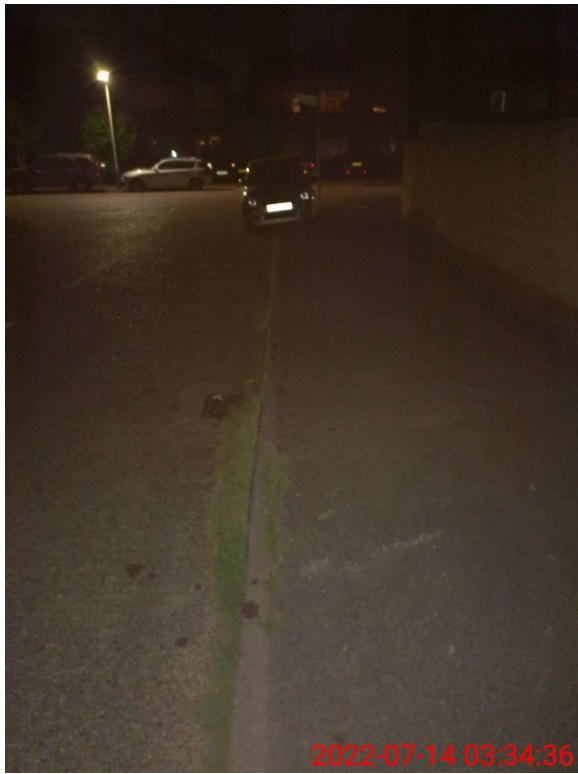


Figure 19 Dorset Avenue West

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Figure 20 Adelphi Crescent South West

2328.jpeg



Figure 21 Adelphi Crescent South West

2329.jpeg



Figure 22 Dorset Avenue West

2330.jpeg



Figure 23 Adelphi Crescent South West

2331.jpeg



Figure 24 Dorset Close

2332.jpeg



Figure 25 Adelphi Crescent North East

2340.jpeg



Figure 26 Adelphi Crescent North East

2341.jpeg



Figure 27 Adelphi Crescent North East

2342.jpeg





Figure 28 Adelphi Crescent North East

2343.jpeg



Figure 29 Adelphi Crescent North West

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Figure 30 Adelphi Crescent North West

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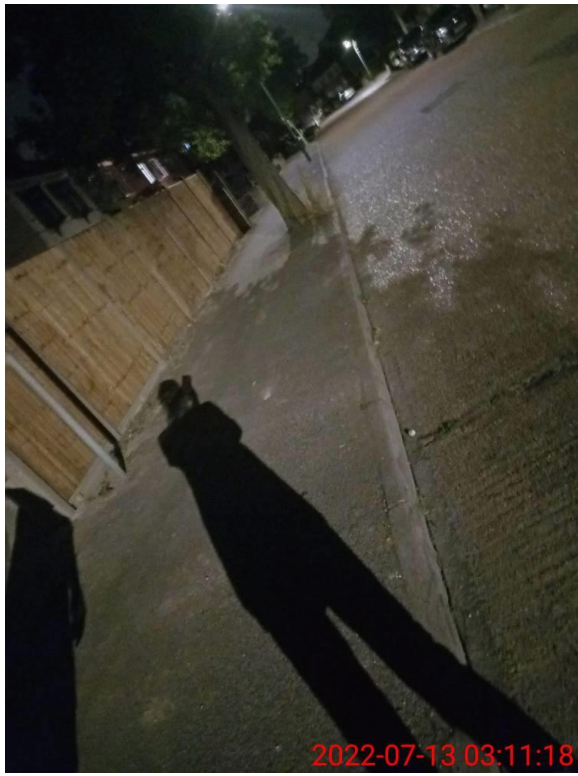


Figure 31 Adelphi Crescent South West

2347.jpeg



Figure 32 Adelphi Crescent South West

2350.jpeg



Figure 33 Dorset Avenue West

2352.jpeg



Figure 34 Dorset Avenue East

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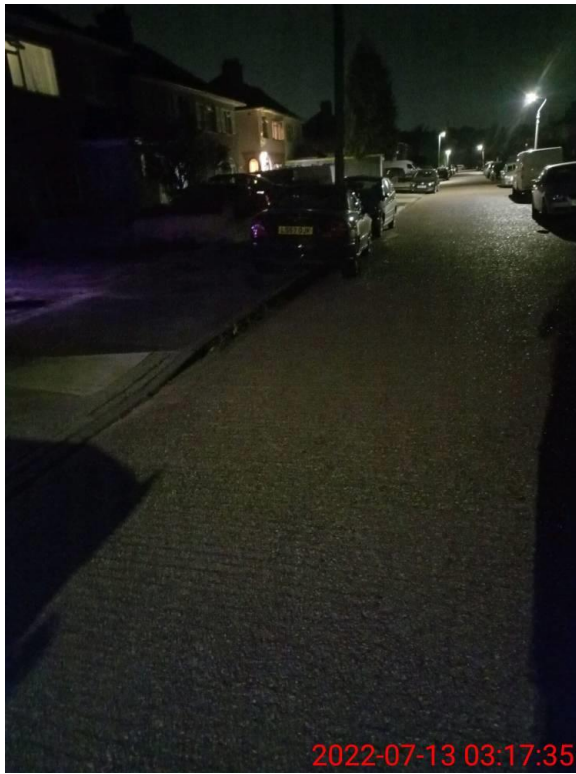


Figure 35 Dorset Avenue East

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Figure 36 Dorset Avenue East

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Figure 37 Dorset Avenue East

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Figure 38 Dorset Avenue East

2358.jpeg



Figure 39 Adelphi Crescent South West

2362.jpeg

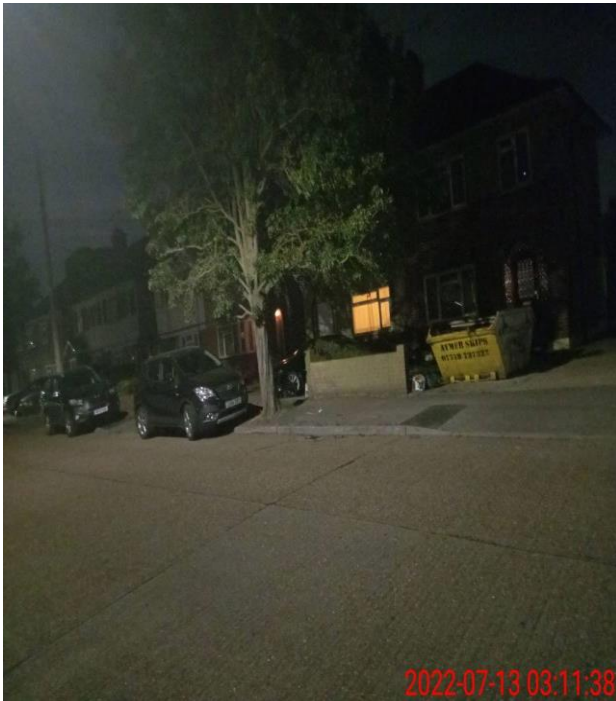


Figure 40 Adelphi Crescent South West

2363.jpeg

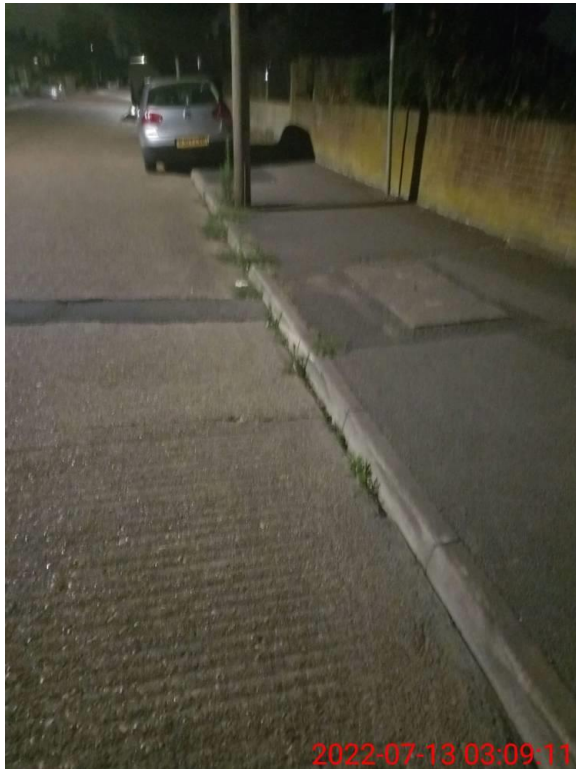


Figure 41 Adelphi Crescent North West

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Figure 42 Adelphi Crescent North West

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