

Subject:	Citywide parking enforcement on Housing land		
Date of Meeting:	14 January 2015		
Report of:	Executive Director for Environment, Development & Housing		
Contact Officer:	Name:	Lucie Royall	Tel: 29-6672
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Ward(s) affected:	All		

FOR GENERAL RELEASE**1. PURPOSE OF REPORT AND POLICY CONTEXT**

- 1.1 This report sets out information about parking enforcement in car parks on Housing land and proposes extending the scope of enforcement to cover a wider range of car parks and garages.
- 1.2 Housing is committed to providing cost effective services that fit the objectives of the Corporate Plan. This report takes account of the overall context of budget reductions and sets out changes to parking enforcement that will importantly offer a more consistent and fairer service for car park and garage licensees, and will also increase revenue.

2. RECOMMENDATIONS

- 2.1 That Housing Committee approves the proposal to extend the parking enforcement to cover all car parks and garage sites on Housing land.
- 2.2 That Housing Committee authorises the Executive Director for Environment, Development & Housing to give a notice of variation under the contract to add the additional 24 sites

3. BACKGROUND INFORMATION

- 3.1 The proposed changes will make it easier for residents holding a licence to park in closer proximity to their homes, particularly in areas of high parking demand, and will introduce penalties for those who park in bays and areas they do not pay for.
- 3.2 The Car Parks & Garages Team often receive complaints from residents who rent bays in areas where there is no enforcement because other people are parked in their bay. There is currently very limited deterrent due to the lack of enforcement. Complaints are also received from residents who live within areas where there is on-street enforcement through the Council's controlled parking scheme. Their complaints are that they cannot park near their homes as people

who don't live in their block/estate use these bays to avoid paying on-street parking costs.

- 3.3 Housing has a contract with Ethical Parking Management to provide enforcement on 56 of the 80 parking sites (already identified) on Housing land. The current parking areas that are covered by the enforcement contract are set out in Appendix 1.
- 3.4 When parking enforcement is introduced to a site it is clearly demarcated into bays that are rented to licensees. The charges for these vary depending on location and type of licensee. Appendix 2 sets out the current charges. The extension of enforcement will therefore generate additional income for the Housing Revenue Account.
- 3.5 The enforcement contract is a concessionary contract as the council does not pay for this service but instead receives 13% of the value of the tickets from Ethical Parking Management which is paid into the Housing Revenue Account.
- 3.6 It is proposed that enforcement is extended by prioritising those parking areas that fall within the corporate highway parking zones to ensure consistency across different types of parking within the city. This will address the issue set out in 3.2 above where Housing parking areas are used as free alternatives to on-street parking.

4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS

- 4.1 By introducing the proposed changes we will be addressing the challenges that have been faced by residents who struggle to park close to their homes by offering them protected parking.
- 4.2 A citywide approach will be fairer for all residents.
- 4.3 All licensees will have guidelines on where they can park and any car parked wrongfully will be penalised. This will ensure we are meeting health & safety requirements and allowing emergency services access to sites at all times.
- 4.4 As residents will be paying for parking there will be an income increase for the Housing Revenue Account and this is demonstrated in Appendix 3.
- 4.5 Licensees will be able to access their garages with ease.
- 4.6 If the proposed changes are not approved we will continue to receive complaints that cannot be resolved, causing frustration for residents and neighbourhood disputes.
- 4.7 By not introducing the proposed changes there will continue to be inequality within the service with some residents being charged for parking and others not.

5. COMMUNITY ENGAGEMENT & CONSULTATION

- 5.1 The report was presented at the December round of Area Panels. The feedback from these meetings is summarised below:

West Area Panel

- 5.2 This panel wanted it noted that they have requested that we liaise with Highways colleagues and ask them to look to include Ingram Crescent East and West in the controlled parking zones.

East Area Panel

- 5.3 This panel asked if Manor Place would be included in the enforcement extension as there are concerns about access for emergency vehicles. This will be taken into consideration if the proposed changes are agreed.

North Area Panel

- 5.4 This panel had no comments on the report.

Central Area Panel

- 5.5 This panel raised questions around maintenance to car parks in the future. The panel was informed that Housing has just agreed a competitive schedule of rates with the same contractor that is used by Highways, and will be putting together a maintenance programme for the future.

6. CONCLUSION

- 6.1 Implementing the proposed changes will introduce a fairer and more consistent approach to parking enforcement on Housing land and resolve many of the complaints from licensees who rent bays in currently unenforced areas.
- 6.2 The proposed changes will also offer an opportunity to develop collaborative working between the teams that manage parking on Housing land and on-street parking.
- 6.3 The implementation of citywide enforcement on housing land will generate additional income to the Housing Revenue Account through increased rental of bays and income from the enforcement contract.

7. FINANCIAL & OTHER IMPLICATIONS:

Financial Implications:

- 7.1 The income generated by the enforcement company for the HRA during 2015/16 is estimated to be £5,000 per year. Moreover, recent enforcement action on some estates has demonstrated that more income will be generated from residents wishing to apply for car park and garage spaces when they realise they can no longer park free of charge.

Finance Officer Consulted: Monica Brooks

Date: 15/12/14

Legal Implications:

- 7.2 Parking enforcement on 56 Housing land car parks is provided under a 12 month contract with Ethical Parking Management Limited expiring on 30 November 2015. The contract provides for additional services to be provided on the council giving at least one month's notice of variation. There are no procurement issues around increasing the number of sites covered by the contract.

Lawyer Consulted: Liz Woodley

Date: 22/12/14

Equalities Implications:

- 7.3 The Equalities Impact Assessment for the Car Parks & Garages service is currently under review and will take account of any changes to the parking enforcement policy.

Sustainability Implications:

- 7.4 None

Crime & Disorder Implications:

- 7.5 None

Risk and Opportunity Management Implications:

- 7.6 None

Public Health Implications:

- 7.7 None

Corporate / Citywide Implications:

- 7.8 Closer links between corporate parking zones and parking enforcement on Housing land will prevent parking problems being displaced from one area to the other.

SUPPORTING DOCUMENTATION

Appendices:

1. Map showing current and proposed sites
2. Car Parks & Garage charge sheet
3. Table showing Income generation from new sites