

## Linen Street Car Park Emergency Displacement Plan

### **1. Overview**

- 1.1** This note and the accompanying document outline the proposal for managing the displacement of all existing users from Linen Street car park in the event of an emergency closure.
- 1.2 Presently the structural issues are not considered significantly concerning in terms of a need to close the car park for use at short notice. This may be subject to change however.
- 1.3 The plan considers the number of users parking in the affected car parks at peak times and has been designed to accommodate these users. As a consequence the plan will be able to accommodate users at times of the year where demand is lower.
- 1.4 Due to the availability of WCC staff car parks at Barrack Street and Cape Road at the weekends it should be noted that the primary objective of the displacement plan is to manage the impact of the closure on weekday users.
- 1.5 This displacement plan is to be implemented in an emergency measure only currently. Giving consideration to a managed closure of Linen Street car park for redevelopment, an agreement still needs to be reached with Taylor Wimpey (as leaseholder) regarding the short-term relocation of residents. Discussions are ongoing but an agreement is unlikely to be reached until a firm proposal for a long term parking solution is in place.

### **2. Recommendations**

2.1 The emergency displacement plan recommends the following temporary parking alternatives;

- Residents (Martinique Square/Woolpack/Print works - Up to 70 users) – displaced to West Rock car park
- Season Ticket Holders (Up to 88 users) – displaced to St. Mary's Land Area 2 and Sainsbury's car park (subject to agreement), with a small number retained at West Rock.
- Short Stay Pay and Display Users (c. 120 users) – displaced to St. Mary's Land Area 3 car park, St. Nicholas Park and Sainsbury's car park
- Long Stay Pay and Display Users (c. 60 users) – displaced to St. Mary's Land Area 2 car park

2.2 Alternative parking options are necessary on race days where parking at St. Mary's Land is unavailable for public use. Contingency options are noted on the table at appendix 1.

2.3 It is also noted that a small proportion of the parking capacity at St. Mary's Land 3 will need to be retained for use by patrons of the golf course and Hill Close gardens (c. 15 spaces).

2.4 It is noted that seasonal fluctuations will reduce the availability of parking space at some sites specifically St. Nicholas Park and Myton Fields during the Summer holidays (weather depending) and Sainsbury's over the Christmas shopping period.

### **3. Budget Framework**

3.1 The capital cost of this proposal is forecast to be c. £142.5k as detailed in appendix 1. The majority of this investment is on the development of Saltisford Brook and the creation of additional car parking spaces in line with the St. Mary's Land Masterplan which has been budgeted for. The remainder of the capital costs do not currently budgeted for.

3.2 The annual revenue cost for the displacement plan is forecast to be c. £212k as detailed in appendix 1. There is currently no budget allocated to this.

3.3 All pay and display income will be lost from Linen Street car park and West Rock car park for the duration of time that the displacement plan is in operation.

3.4 Additionally pay and display income will be lost from St. Mary's Land Area 2 (c. £5.5k per annum). It is considered necessary to offer parking free at this car park in the displacement plan to incentivise use of this car park. Planned improvements to pedestrian links will further enhance the viability of this site for long-stay users and discussions with Stagecoach are ongoing to explore price changes to facilitate the use of the regular bus connection located out the front of the car park.

3.4 A small amount of season ticket income will also be lost from West Rock due to loss of capacity at this site to accommodate residents.

3.5 An uplift in pay and display income is anticipated as a consequence of the displacement plan due to increased parking in District Council off-street pay and display car park (St. Mary's Land 3 and St. Nicholas Park). This increase is forecast to be in the region of £55k pa.

3.6 A small amount of income may be derived from season ticket holders at Sainsbury's although this arrangement is still subject to agreement. Productive discussions are ongoing and officers are optimistic an agreement can be reached with regards to this.