ELECTRONIC MEMORANDUM

From: **HEAD OF TRANSPORTATION and ENGINEERING**

To: **HEAD OF DEVELOPMENT CONTROL**

FAO Case Officer: David Huckfield

Date:

File Ref: E/DC/01/E

TE Ref: 7224 **Application No:** F/16/78045

Application Address: Land to the rear of 4 & 5, Maple Square, Eastleigh, SO50 9NS

Application Summary: Construction of 2no. 3 bed semi-detached dwellings with associated landscaping, car parking and bin and cycle storage

CONSULTATION RESPONSES

Transport Policy Officer: Matt Grantham

TPol Comments: No objection.

PROPOSED DWELLINGS:
In regard to the proposed dwellings, parking accords to the EBC Parking standards in terms of both allocated resident spaces and visitor parking - this is of particular importance, given that as new development, the new dwellings will NOT be entitled to on-street parking permits for residents or visitors (this should be clearly conveyed to future occupants). Additionally, the driveway proposed is of an acceptable width allowing for forward gear access and egress, and there is a bin collection point provided - Direct Services should provide comment on the specific suitableness of this location.

EXISTING DWELLINGS:
In this specific case, whilst only one space is proposed for each of the existing dwellings, this is a potential improvement to what is currently available on-site as it will provide additional off-road parking to what currently exists - 1 dwelling has a

single off-road space, but the other has none. Both these properties (existing) will remain eligible for CPZ membership, and as such there will be not net loss in parking.

DEVELOPER CONTRIBUTIONS:
Whilst development specific highway impact will be negligible, accumulatively with other development in the local area there is potential for affects on the local highway network that require mitigation. As such, in line with the HCC Transport Contributions Policy, a contribution of £7,490 (+ indexation) is requested.
This should be secured towards local highway improvements, inclusive of the provision of 'dragons teeth / wooden bollards' to the edge of the central green space area to prevent on-grass parking which has been noted.

NB: This development is located within a resident's parking scheme and it is Council policy that residents of all new developments* will not be eligible for parking permits. (*development means the construction of new or replacement buildings or alterations to existing buildings that result in an increased demand for parking not catered for within the development).

DC Engineer: Eric Reed

DC Engineer Comments:

Other Engineer: 0

Other Comments:

Transport Contribution Calculator

Year 2007

No contribution required ☐

Contribution to be advised ☐

NB: All contributions subject to index linking

Accessibility Zone 2 Medium

Standard Residential Contributions per dwelling

1 bed contribution	£1,980.00
2/3 bed contribution	£3,745.00
4+ bed contribution	£5,457.00

Standard Commercial Contributions per 100 sqm

B1 contribution	£4,301.00
B2 contribution	£1,725.00
B8 contribution	£2,162.00

RESIDENTIAL

	No. of Properties			Contributions
	Exist	Prop	Diff	
1 bed	0	0	0	£0
2/3 bed	0	2	2	£7,490
4+ bed	0	0	0	£0

Total Residential Contribution £7,490

COMMERCIAL

	Size of Units (sqm)			Contributions
	Exist	Prop	Diff	
B1	0	0	0	£0
B2	0	0	0	£0
B8	0	0	0	£0

Total Commercial Contribution £0

Other Contribution £0.00

Other Contribution Reason

Total Sustainable Transport Contribution £7,490

Total Integrated Transport Contribution £0

Register Ref. 7224