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Planning Application Number App/23/00249

**Proposed conversion of 2.5-storey surgery [Class E(e)] building to hotel (Class C1); replacement of single-storey surgery [Class E(e)] building with two-story café [Class E(b)]
North Street House, 6 North Street, Emsworth, PO10 7DD**

Introduction

This Highway Technical Note has been produced to address comments made by Hampshire County Council as Local Highway Authority (LHA) when considering the highway implications of the above application.

The issues raised and my responses to these are given below.

Refuse / Servicing – The LHA said:

“Tracking for a delivery vehicle navigating the site access and manoeuvring has been shown within drawing NJC-001. Confirmation is requested as to whether this is the largest vehicle expected to service the site. It is noted that this has not been undertaken at 10mph and should be revised. The Highway Authority have concerns with the tracking shown should vehicles not be parked appropriately within the allocated bays which is likely to be exacerbated once tracking has been undertaken at the required speed.”

The parking layout is virtually identical to two previous applications where the highway implications were considered by the Highway Authority. Planning application **APP/22/00029** was submitted for works to convert the doctor's surgery (Class E) to offices (Class E) plus the erection of a two-storey building comprising a commercial unit (Class E).

In considering the Highway Implications of the development the Havant Borough Council Traffic Team said:

“The traffic team have no adverse comment to make.”

Despite the LHA being consulted, no formal consultation response appears to have been made.

A similar parking layout was submitted as part of a submission made under **APP/20/01115** for works to convert the existing doctors' surgery (Class E) to offices (Class E) plus the erection of a two-storey building comprising a retail unit at ground floor and one residential dwelling (Class C3).

This application included a parking layout similar to that now proposed and in raising no highway objections, the LHA said:

“Whilst parking remains a matter for Havant Borough Council to determine in its capacity as local parking authority, the Highway Authority remain concerned that access to and from some of the parking spaces will be tight based on the proposed site layout, resulting in overspill parking on the highway which is unacceptable. To address this matter, the applicant should commit to providing a TRO contribution to implement parking restrictions should overflow parking occur as a direct result of the proposed development.”

At no time did either the traffic team or the LHA raise any concerns about the servicing arrangements of the development, despite the similarities in parking, access and servicing arrangements for all three development.

Notwithstanding the above, the swept path tracking has been re-run where the vehicle speed has been increased from 5kph to 16kph (10mph), and the impact of such an increase is de minimis. The revised tracking is included as [Appendix 1](#) to this Note.

It can also be confirmed that the size of vehicle used for the tracking is the largest likely to be visiting the site on a regular basis. Slightly larger Transit type vans may visit, and whilst they may not be able to manoeuvre in three movements, a 5-point manoeuvre would be possible, which may cause some slight inconvenience, will not cause any detriment to highway safety, and will not lead to vehicles reversing out onto the public highway.

Parking Provision

The LHA said:

“No parking has been provided for the café element of the proposals with the intention that future users utilise the existing car parks within Emsworth. Havant Borough Council as the Local Parking Authority should confirm whether these car parks are able to accommodate any additional demand generated by the proposed café.”

They go onto say:

“The Highway Authority have concerns that no consideration has been given towards parking provision for hotel and café staff. The applicant will be required to obtain written confirmation from Havant Borough Council as to whether this lack of parking for employees is acceptable or not.”

Whilst Havant Borough Council are indeed the Local Parking Authority, it is curious that the LHA seem to be suggesting that dedicated car parking provision should be made available for staff members within a very sustainable Town Centre location. The issue of parking demand is addressed further below.

Trip Generation

The LHA said:

“The TS lays out existing trip generation for the doctor’s surgery and proposed trip generation for the hotel utilising the TRICS database. The Highway Authority do not agree with some of the parameters as the inclusion of Scotland and Wales and classifying the site as an ‘edge of town site’ when the development is located within Central Emsworth. Comparable parameters should be used to the site being proposed. It is requested that revised TRICS data is provided for consideration.

No trip generation has been provided for the café and should be submitted for consideration. Whilst it is agreed that a proportion of trips to the café could be regarded as being secondary trips, it should not be assumed that all trips are secondary, and therefore proposed trip generation should be provided for robustness.”

The TRICS database is a very useful tool when predicting likely traffic impact from various developments, however this is dependent on the available data, and whether it is comparable to the subject matter.

Originally, TRICS Data was used for Edge of Town locations although the LHA are stating that the site is in Central Emsworth, which suggests that the site is more sustainably located than an “edge of town” site, and therefore traffic generation may be less. In the same vein then, it stands to reason that the more sustainable the location, the less parking demand will be created.

Notwithstanding the above, the TRICS data has been re-examined and the parameters now used for the existing permitted use are:

- Land Use – GP Surgeries
- Number of Doctors – 4 to 12
- Date Range - 01/01/10 to 25/05/22
- Areas – Town Centre and Edge of Town Centre - England Only

The trip rates and likely traffic impact is given in the table below.

Health – GP Surgeries			
	Arrivals	Departures	Total Two-way
AM Peak	2.509	1.236	3.745
PM Peak	1.073	1.855	2.928
Daily	23.007	23.141	46.148
Vehicle Trips Based on 9 Consulting Rooms			
AM Peak	22.6 (23)	11.12 (11)	33
PM Peak	9.66 (10)	16.7 (17)	27
Daily	207.06 (207)	208.27 (208)	415

From the above it can be seen that based on revised TRICS data, the existing surgery could have generated around 33 traffic movements in the AM peak, 27 in the PM peak and around 415 daily traffic movements.

This can be compared to the traffic that the proposed 10 bed Hotel will generate. The revised parameters used when searching the TRICS database for such a use were:

- Land Use – Hotels
- Number of Bedrooms – 38 to 92
- Date Range – 01/01/15 to 25/11/19
- Areas – Town Centre - Edge of Town Centre – England Only

The trip rates and likely traffic impact is given in the table below.

Food and Drink – Hotels			
	Arrivals	Departures	Total Two-way
AM Peak	0.139	0.086	0.225
PM Peak	0.155	0.086	0.241
Daily	1.305	0.980	2.285
Vehicle Trips Based on 10 Hotel Rooms			
AM Peak	1.39 (1)	0.86 (1)	2
PM Peak	1.55 (2)	0.86 (1)	3
Daily	13.05 (13)	9.80 (10)	23

From the above it can be seen that based on revised TRICS data, the proposed Hotel could generate around 2 traffic movements in the AM peak, 3 in the PM peak and around 23 daily traffic movements.

The previous TS suggested that the traffic generated by the proposed café would be largely from secondary trips, i.e., from customers that are already within Emsworth Centre, which is a logical view, as very few people would travel to a town centre café as a primary destination. The LHA however have requested that trip generation for the café should be provided for “robustness”.

The TRICS database has limited information on small, town centre cafes such as this, however one such example is available, with a similar floor area of 82 sqm located Norwich Town Centre.

The proposed café has an approximate floor area of some 75 sqm, therefore the trip rates and likely traffic impact is shown below.

Food and Drink – Café			
	Arrivals	Departures	Total Two-way
AM Peak	2.439	0.000	2.439
PM Peak	0.000	0.000	0.000
Daily	12.196	12.197	24.393
Vehicle Trips Based on 75 sqm			
AM Peak	1.83 (2)	0.00 (0)	2
PM Peak	0.00	0.00	0
Daily	9.15 (9)	9.00 (9)	18

As can be seen above, a café located within Town Centres generate very little in the way of primary trips, and in this case, the use would generate around 18 dedicated two-way vehicle trips per day.

The TRICS data is included as [Appendix 2](#) to this Note.

Summary and Conclusion

Following comments made by the LHA on the Transport Statement submitted with an application for a 10-bed Hotel and small café to replace a former Surgery in Emsworth Town Centre, the parking and servicing arrangements have been re-examined. So too has the TRICS data, considering the Town Centre location of the site.

The servicing arrangements are similar to two previous planning applications which were found to be acceptable to the Highway Authority.

The number of parking spaces proposed is a matter for Havant Borough Council as Local Parking Authority, and given the sustainable location of the site, the number proposed is considered to be acceptable in this instance.

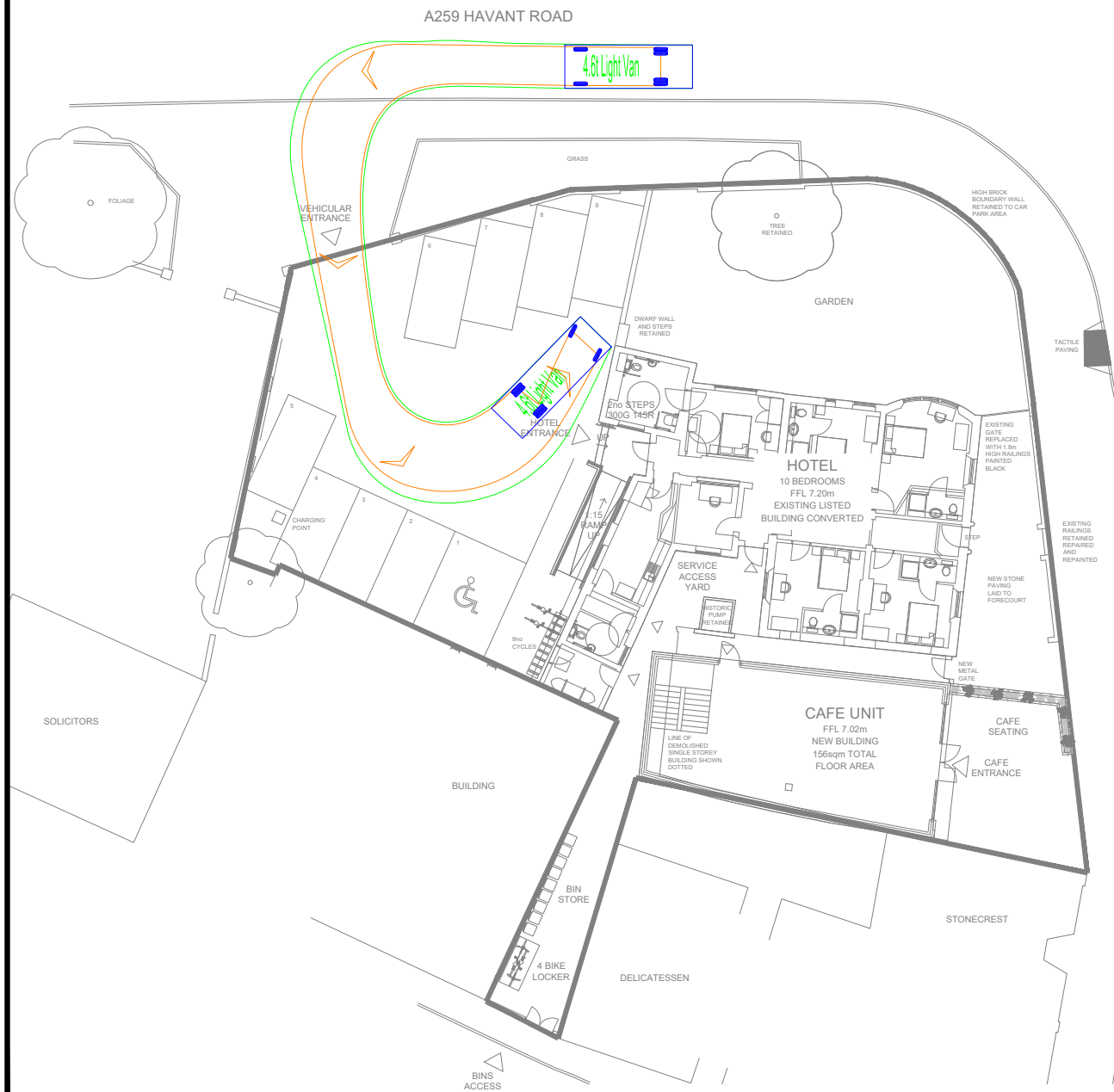
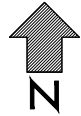
At the request of the LHA, the TRICS data has also been re-examined and is found to be slightly less than the figures previously submitted within the original TS.

With regards to the traffic generated by the café, this is found to be de minimis, and would have no bearing on the safe operation of the highway network and will have no adverse impact on parking demand in the surrounding public car parks.

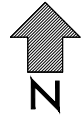
Nick Culhane June 2023

Appendix 1

Swept Path Tracking



INGRESS



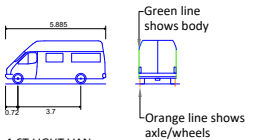
REVERSE



EGRESS



VEHICLE DETAILS:



4.6T LIGHT VAN

Overall Length	5.885m
Overall Width	2.000m
Overall Body Height	2.526m
Min Body Ground Clearance	0.299m
Track Width	1.765m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	6.000m

Design speed 16kph for all Forward movements
Design speed 5kph for all Reverse movements

Client



Project

EMSWORTH SURGERY

Drawing Title

SWEPT PATH TRACKING

Drawing Status

FOR INFORMATION

Date	Scale	Size
DEC 2022	1:150	A1

Drawing No.	Rev
NJC-001	A

Appendix 2

TRICS Data

Calculation Reference: AUDIT-405201-230607-0658

TRIP RATE CALCULATION SELECTION PARAMETERS:

Land Use : 05 - HEALTH
Category : G - GP SURGERIES
TOTAL VEHICLES

Selected regions and areas:

03	SOUTH WEST	
	SM SOMERSET	1 days
04	EAST ANGLIA	
	NF NORFOLK	1 days
05	EAST MIDLANDS	
	LN LINCOLNSHIRE	1 days
06	WEST MIDLANDS	
	WK WARWICKSHIRE	1 days
07	YORKSHIRE & NORTH LINCOLNSHIRE	
	NY NORTH YORKSHIRE	3 days
08	NORTH WEST	
	AC CHESHIRE WEST & CHESTER	1 days

This section displays the number of survey days per TRICS® sub-region in the selected set

Primary Filtering selection:

This data displays the chosen trip rate parameter and its selected range. Only sites that fall within the parameter range are included in the trip rate calculation.

Parameter: Number of doctors
Actual Range: 4 to 12 (units:)
Range Selected by User: 4 to 12 (units:)

Parking Spaces Range: All Surveys Included

Public Transport Provision:

Selection by: Include all surveys

Date Range: 01/01/10 to 25/05/22

This data displays the range of survey dates selected. Only surveys that were conducted within this date range are included in the trip rate calculation.

Selected survey days:

Monday	1 days
Tuesday	1 days
Wednesday	3 days
Thursday	1 days
Friday	1 days
Sunday	1 days

This data displays the number of selected surveys by day of the week.

Selected survey types:

Manual count	8 days
Directional ATC Count	0 days

This data displays the number of manual classified surveys and the number of unclassified ATC surveys, the total adding up to the overall number of surveys in the selected set. Manual surveys are undertaken using staff, whilst ATC surveys are undertaken using machines.

Selected Locations:

Town Centre	1
Edge of Town Centre	7

This data displays the number of surveys per main location category within the selected set. The main location categories consist of Free Standing, Edge of Town, Suburban Area, Neighbourhood Centre, Edge of Town Centre, Town Centre and Not Known.

Selected Location Sub Categories:

Residential Zone	4
Built-Up Zone	3
No Sub Category	1

This data displays the number of surveys per location sub-category within the selected set. The location sub-categories consist of Commercial Zone, Industrial Zone, Development Zone, Residential Zone, Retail Zone, Built-Up Zone, Village, Out of Town, High Street and No Sub Category.

Secondary Filtering selection:

Use Class:

E(e) 8 days

This data displays the number of surveys per Use Class classification within the selected set. The Use Classes Order (England) 2020 has been used for this purpose, which can be found within the Library module of TRICS®.

Population within 500m Range:

All Surveys Included

Population within 1 mile:

10,001 to 15,000	4 days
15,001 to 20,000	1 days
20,001 to 25,000	1 days
25,001 to 50,000	2 days

This data displays the number of selected surveys within stated 1-mile radii of population.

Population within 5 miles:

5,001 to 25,000	2 days
50,001 to 75,000	1 days
75,001 to 100,000	1 days
100,001 to 125,000	2 days
125,001 to 250,000	2 days

This data displays the number of selected surveys within stated 5-mile radii of population.

Car ownership within 5 miles:

0.6 to 1.0	5 days
1.1 to 1.5	3 days

This data displays the number of selected surveys within stated ranges of average cars owned per residential dwelling, within a radius of 5-miles of selected survey sites.

Travel Plan:

No 8 days

This data displays the number of surveys within the selected set that were undertaken at sites with Travel Plans in place, and the number of surveys that were undertaken at sites without Travel Plans.

PTAL Rating:

No PTAL Present 8 days

This data displays the number of selected surveys with PTAL Ratings.

LIST OF SITES relevant to selection parameters

The 'browse and select' feature in TRICS was used to choose the sites to be included in this selected set. The TRICS user browsed the full list of sites for this land use category and selected directly from this list.

1	AC-05-G-01 HOOL LANE CHESTER	GP SURGERY		CESHIRE WEST & CHESTER
	Edge of Town Centre Residential Zone Total Number of doctors:	6		
	Survey date: SUNDAY	13/05/12	Survey Type: MANUAL	
2	LN-05-G-01 95 MONKS ROAD LINCOLN	GP SURGERY		LINCOLNSHIRE
	Edge of Town Centre Residential Zone Total Number of doctors:	4		
	Survey date: TUESDAY	25/06/13	Survey Type: MANUAL	
3	NF-05-G-02 OAK STREET NORWICH	GP SURGERY		NORFOLK
	Edge of Town Centre Residential Zone Total Number of doctors:	6		
	Survey date: FRIDAY	24/09/10	Survey Type: MANUAL	
4	NY-05-G-02 ASH TREE ROAD KNARESBOROUGH	GP SURGERY		NORTH YORKSHIRE
	Edge of Town Centre Residential Zone Total Number of doctors:	6		
	Survey date: WEDNESDAY	28/09/16	Survey Type: MANUAL	
5	NY-05-G-03 NORTH STREET RIPON	GP SURGERY		NORTH YORKSHIRE
	Edge of Town Centre Built-Up Zone Total Number of doctors:	12		
	Survey date: MONDAY	16/05/22	Survey Type: MANUAL	
6	NY-05-G-04 PARK STREET RIPON	GP SURGERY		NORTH YORKSHIRE
	Town Centre Built-Up Zone Total Number of doctors:	7		
	Survey date: WEDNESDAY	25/05/22	Survey Type: MANUAL	
7	SM-05-G-02 COAL ORCHARD TAUNTON	GP SURGERY		SOMERSET
	Edge of Town Centre Built-Up Zone Total Number of doctors:	10		
	Survey date: WEDNESDAY	03/04/19	Survey Type: MANUAL	
8	WK-05-G-01 COURT STREET LEAMINGTON SPA	GP SURGERY		WARWICKSHIRE
	Edge of Town Centre No Sub Category Total Number of doctors:	4		
	Survey date: THURSDAY	25/10/12	Survey Type: MANUAL	

This section provides a list of all survey sites and days in the selected set. For each individual survey site, it displays a unique site reference code and site address, the selected trip rate calculation parameter and its value, the day of the week and date of each survey, and whether the survey was a manual classified count or an ATC count.

TRIP RATE for Land Use 05 - HEALTH/G - GP SURGERIES

TOTAL VEHICLES

Calculation factor: 1 DOCTOR

BOLD print indicates peak (busiest) period

Time Range	ARRIVALS			DEPARTURES			TOTALS		
	No. Days	Ave. DOCTOR	Trip Rate	No. Days	Ave. DOCTOR	Trip Rate	No. Days	Ave. DOCTOR	Trip Rate
00:00 - 01:00									
01:00 - 02:00									
02:00 - 03:00									
03:00 - 04:00									
04:00 - 05:00									
05:00 - 06:00									
06:00 - 07:00									
07:00 - 08:00	6	7	1.538	6	7	0.103	6	7	1.641
08:00 - 09:00	8	7	2.509	8	7	1.236	8	7	3.745
09:00 - 10:00	8	7	3.018	8	7	2.418	8	7	5.436
10:00 - 11:00	8	7	2.655	8	7	2.527	8	7	5.182
11:00 - 12:00	8	7	2.364	8	7	2.455	8	7	4.819
12:00 - 13:00	8	7	1.582	8	7	2.109	8	7	3.691
13:00 - 14:00	8	7	1.200	8	7	1.255	8	7	2.455
14:00 - 15:00	8	7	1.673	8	7	1.418	8	7	3.091
15:00 - 16:00	8	7	2.636	8	7	2.582	8	7	5.218
16:00 - 17:00	8	7	2.073	8	7	2.636	8	7	4.709
17:00 - 18:00	8	7	1.073	8	7	1.855	8	7	2.928
18:00 - 19:00	7	7	0.286	7	7	1.347	7	7	1.633
19:00 - 20:00	1	10	0.300	1	10	0.500	1	10	0.800
20:00 - 21:00	1	10	0.100	1	10	0.700	1	10	0.800
21:00 - 22:00									
22:00 - 23:00									
23:00 - 24:00									
Total Rates:			23.007			23.141			46.148

This section displays the trip rate results based on the selected set of surveys and the selected count type (shown just above the table). It is split by three main columns, representing arrivals trips, departures trips, and total trips (arrivals plus departures). Within each of these main columns are three sub-columns. These display the number of survey days where count data is included (per time period), the average value of the selected trip rate calculation parameter (per time period), and the trip rate result (per time period). Total trip rates (the sum of the column) are also displayed at the foot of the table.

To obtain a trip rate, the average (mean) trip rate parameter value (TRP) is first calculated for all selected survey days that have count data available for the stated time period. The average (mean) number of arrivals, departures or totals (whichever applies) is also calculated (COUNT) for all selected survey days that have count data available for the stated time period. Then, the average count is divided by the average trip rate parameter value, and multiplied by the stated calculation factor (shown just above the table and abbreviated here as FACT). So, the method is: COUNT/TRP*FACT. Trip rates are then rounded to 3 decimal places.

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The Company accepts no responsibility for loss which may arise from reliance on data contained in the TRICS Database. [No warranty of any kind, express or implied, is made as to the data contained in the TRICS Database.]

Parameter summary

Trip rate parameter range selected: 4 - 12 (units:)
Survey date range: 01/01/10 - 25/05/22
Number of weekdays (Monday-Friday): 7
Number of Saturdays: 0
Number of Sundays: 1
Surveys automatically removed from selection: 0
Surveys manually removed from selection: 0

This section displays a quick summary of some of the data filtering selections made by the TRICS® user. The trip rate calculation parameter range of all selected surveys is displayed first, followed by the range of minimum and maximum survey dates selected by the user. Then, the total number of selected weekdays and weekend days in the selected set of surveys are shown. Finally, the number of survey days that have been manually removed from the selected set outside of the standard filtering procedure are displayed.

Calculation Reference: AUDIT-405201-230607-0641

TRIP RATE CALCULATION SELECTION PARAMETERS:

Land Use : 06 - HOTEL, FOOD & DRINK
 Category : A - HOTELS
 TOTAL VEHICLES

Selected regions and areas:

04	EAST ANGLIA	
	NF NORFOLK	2 days
09	NORTH	
	CB CUMBRIA	1 days

This section displays the number of survey days per TRICS® sub-region in the selected set

Primary Filtering selection:

This data displays the chosen trip rate parameter and its selected range. Only sites that fall within the parameter range are included in the trip rate calculation.

Parameter: Number of bedrooms
 Actual Range: 38 to 92 (units:)
 Range Selected by User: 38 to 92 (units:)

Parking Spaces Range: All Surveys Included

Public Transport Provision:

Selection by: Include all surveys

Date Range: 01/01/15 to 25/11/19

This data displays the range of survey dates selected. Only surveys that were conducted within this date range are included in the trip rate calculation.

Selected survey days:

Monday	2 days
Friday	1 days

This data displays the number of selected surveys by day of the week.

Selected survey types:

Manual count	3 days
Directional ATC Count	0 days

This data displays the number of manual classified surveys and the number of unclassified ATC surveys, the total adding up to the overall number of surveys in the selected set. Manual surveys are undertaken using staff, whilst ATC surveys are undertaking using machines.

Selected Locations:

Town Centre	2
Edge of Town Centre	1

This data displays the number of surveys per main location category within the selected set. The main location categories consist of Free Standing, Edge of Town, Suburban Area, Neighbourhood Centre, Edge of Town Centre, Town Centre and Not Known.

Selected Location Sub Categories:

Built-Up Zone	2
High Street	1

This data displays the number of surveys per location sub-category within the selected set. The location sub-categories consist of Commercial Zone, Industrial Zone, Development Zone, Residential Zone, Retail Zone, Built-Up Zone, Village, Out of Town, High Street and No Sub Category.

Inclusion of Servicing Vehicles Counts:

Servicing vehicles Included	2 days - Selected
Servicing vehicles Excluded	1 days - Selected

This data displays the number of selected surveys with PTAL Ratings.

LIST OF SITES relevant to selection parameters

The 'browse and select' feature in TRICS was used to choose the sites to be included in this selected set. The TRICS user browsed the full list of sites for this land use category and selected directly from this list.

1	CB-06-A-01	HOTEL		CUMBRIA
	ENGLISH STREET			
	CARLISLE			
	Town Centre			
	High Street			
	Total Number of bedrooms:	92		
	Survey date: MONDAY	20/06/16		Survey Type: MANUAL
2	NF-06-A-03	HOTEL		NORFOLK
	4 MARINE PARADE			
	GREAT YARMOUTH			
	Town Centre			
	Built-Up Zone			
	Total Number of bedrooms:	57		
	Survey date: FRIDAY	11/05/18		Survey Type: MANUAL
3	NF-06-A-04	HOTEL		NORFOLK
	THORPE ROAD			
	NORWICH			
	THORPE HAMLET			
	Edge of Town Centre			
	Built-Up Zone			
	Total Number of bedrooms:	38		
	Survey date: MONDAY	25/11/19		Survey Type: MANUAL

This section provides a list of all survey sites and days in the selected set. For each individual survey site, it displays a unique site reference code and site address, the selected trip rate calculation parameter and its value, the day of the week and date of each survey, and whether the survey was a manual classified count or an ATC count.

TRIP RATE for Land Use 06 - HOTEL, FOOD & DRINK/A - HOTELS

TOTAL VEHICLES

Calculation factor: 1 BEDRMS

BOLD print indicates peak (busiest) period

Time Range	ARRIVALS			DEPARTURES			TOTALS		
	No. Days	Ave. BEDRMS	Trip Rate	No. Days	Ave. BEDRMS	Trip Rate	No. Days	Ave. BEDRMS	Trip Rate
00:00 - 01:00									
01:00 - 02:00									
02:00 - 03:00									
03:00 - 04:00									
04:00 - 05:00									
05:00 - 06:00									
06:00 - 07:00									
07:00 - 08:00	3	62	0.043	3	62	0.059	3	62	0.102
08:00 - 09:00	3	62	0.139	3	62	0.086	3	62	0.225
09:00 - 10:00	3	62	0.059	3	62	0.086	3	62	0.145
10:00 - 11:00	3	62	0.043	3	62	0.086	3	62	0.129
11:00 - 12:00	3	62	0.059	3	62	0.091	3	62	0.150
12:00 - 13:00	3	62	0.096	3	62	0.080	3	62	0.176
13:00 - 14:00	3	62	0.086	3	62	0.053	3	62	0.139
14:00 - 15:00	3	62	0.080	3	62	0.032	3	62	0.112
15:00 - 16:00	3	62	0.053	3	62	0.091	3	62	0.144
16:00 - 17:00	3	62	0.102	3	62	0.080	3	62	0.182
17:00 - 18:00	3	62	0.155	3	62	0.086	3	62	0.241
18:00 - 19:00	3	62	0.160	3	62	0.032	3	62	0.192
19:00 - 20:00	3	62	0.096	3	62	0.027	3	62	0.123
20:00 - 21:00	3	62	0.075	3	62	0.027	3	62	0.102
21:00 - 22:00	3	62	0.059	3	62	0.064	3	62	0.123
22:00 - 23:00									
23:00 - 24:00									
Total Rates:			1.305			0.980			2.285

This section displays the trip rate results based on the selected set of surveys and the selected count type (shown just above the table). It is split by three main columns, representing arrivals trips, departures trips, and total trips (arrivals plus departures). Within each of these main columns are three sub-columns. These display the number of survey days where count data is included (per time period), the average value of the selected trip rate calculation parameter (per time period), and the trip rate result (per time period). Total trip rates (the sum of the column) are also displayed at the foot of the table.

To obtain a trip rate, the average (mean) trip rate parameter value (TRP) is first calculated for all selected survey days that have count data available for the stated time period. The average (mean) number of arrivals, departures or totals (whichever applies) is also calculated (COUNT) for all selected survey days that have count data available for the stated time period. Then, the average count is divided by the average trip rate parameter value, and multiplied by the stated calculation factor (shown just above the table and abbreviated here as FACT). So, the method is: COUNT/TRP*FACT. Trip rates are then rounded to 3 decimal places.

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Parameter summary

Trip rate parameter range selected: 38 - 92 (units:)
Survey date range: 01/01/15 - 25/11/19
Number of weekdays (Monday-Friday): 3
Number of Saturdays: 0
Number of Sundays: 0
Surveys automatically removed from selection: 0
Surveys manually removed from selection: 0

This section displays a quick summary of some of the data filtering selections made by the TRICS® user. The trip rate calculation parameter range of all selected surveys is displayed first, followed by the range of minimum and maximum survey dates selected by the user. Then, the total number of selected weekdays and weekend days in the selected set of surveys are shown. Finally, the number of survey days that have been manually removed from the selected set outside of the standard filtering procedure are displayed.

Calculation Reference: AUDIT-405201-230607-0649

TRIP RATE CALCULATION SELECTION PARAMETERS:

Land Use : 06 - HOTEL, FOOD & DRINK
 Category : K - CAFE
 TOTAL VEHICLES

Selected regions and areas:

04 EAST ANGLIA
 NF NORFOLK 1 days

This section displays the number of survey days per TRICS® sub-region in the selected set

Primary Filtering selection:

This data displays the chosen trip rate parameter and its selected range. Only sites that fall within the parameter range are included in the trip rate calculation.

Parameter: Gross floor area
 Actual Range: 82 to 82 (units: sqm)
 Range Selected by User: 82 to 82 (units: sqm)

Parking Spaces Range: All Surveys Included

Public Transport Provision:

Selection by: Include all surveys

Date Range: 01/01/15 to 20/09/22

This data displays the range of survey dates selected. Only surveys that were conducted within this date range are included in the trip rate calculation.

Selected survey days:

Tuesday 1 days

This data displays the number of selected surveys by day of the week.

Selected survey types:

Manual count 1 days
 Directional ATC Count 0 days

This data displays the number of manual classified surveys and the number of unclassified ATC surveys, the total adding up to the overall number of surveys in the selected set. Manual surveys are undertaken using staff, whilst ATC surveys are undertaken using machines.

Selected Locations:

Town Centre 1

This data displays the number of surveys per main location category within the selected set. The main location categories consist of Free Standing, Edge of Town, Suburban Area, Neighbourhood Centre, Edge of Town Centre, Town Centre and Not Known.

Selected Location Sub Categories:

Built-Up Zone 1

This data displays the number of surveys per location sub-category within the selected set. The location sub-categories consist of Commercial Zone, Industrial Zone, Development Zone, Residential Zone, Retail Zone, Built-Up Zone, Village, Out of Town, High Street and No Sub Category.

Inclusion of Servicing Vehicles Counts:

Servicing vehicles Included 1 days - Selected
 Servicing vehicles Excluded X days - Selected

Secondary Filtering selection:

Use Class:

E(b) 1 days

This data displays the number of surveys per Use Class classification within the selected set. The Use Classes Order (England) 2020 has been used for this purpose, which can be found within the Library module of TRICS®.

Population within 500m Range:

All Surveys Included

Population within 1 mile:

20,001 to 25,000 1 days

This data displays the number of selected surveys within stated 1-mile radii of population.

Population within 5 miles:

125,001 to 250,000 1 days

This data displays the number of selected surveys within stated 5-mile radii of population.

Car ownership within 5 miles:

0.6 to 1.0 1 days

This data displays the number of selected surveys within stated ranges of average cars owned per residential dwelling, within a radius of 5-miles of selected survey sites.

Travel Plan:

No 1 days

This data displays the number of surveys within the selected set that were undertaken at sites with Travel Plans in place, and the number of surveys that were undertaken at sites without Travel Plans.

PTAL Rating:

No PTAL Present 1 days

This data displays the number of selected surveys with PTAL Ratings.

LIST OF SITES relevant to selection parameters

The 'browse and select' feature in TRICS was used to choose the sites to be included in this selected set. The TRICS user browsed the full list of sites for this land use category and selected directly from this list.

1	NF-06-K-01	CAFÉ	NORFOLK
	SAINT GILES STREET		
	NORWICH		
	Town Centre		
	Built-Up Zone		
	Total Gross floor area:	82 sqm	
	Survey date: TUESDAY	20/09/22	Survey Type: MANUAL

This section provides a list of all survey sites and days in the selected set. For each individual survey site, it displays a unique site reference code and site address, the selected trip rate calculation parameter and its value, the day of the week and date of each survey, and whether the survey was a manual classified count or an ATC count.

TRIP RATE for Land Use 06 - HOTEL, FOOD & DRINK/K - CAFE

TOTAL VEHICLES

Calculation factor: 100 sqm

BOLD print indicates peak (busiest) period

Time Range	ARRIVALS			DEPARTURES			TOTALS		
	No. Days	Ave. GFA	Trip Rate	No. Days	Ave. GFA	Trip Rate	No. Days	Ave. GFA	Trip Rate
00:00 - 01:00									
01:00 - 02:00									
02:00 - 03:00									
03:00 - 04:00									
04:00 - 05:00									
05:00 - 06:00									
06:00 - 07:00									
07:00 - 08:00									
08:00 - 09:00	1	82	2.439	1	82	0.000	1	82	2.439
09:00 - 10:00	1	82	4.878	1	82	2.439	1	82	7.317
10:00 - 11:00	1	82	2.439	1	82	3.659	1	82	6.098
11:00 - 12:00	1	82	1.220	1	82	1.220	1	82	2.440
12:00 - 13:00	1	82	0.000	1	82	1.220	1	82	1.220
13:00 - 14:00	1	82	0.000	1	82	0.000	1	82	0.000
14:00 - 15:00	1	82	1.220	1	82	1.220	1	82	2.440
15:00 - 16:00	1	82	0.000	1	82	2.439	1	82	2.439
16:00 - 17:00									
17:00 - 18:00									
18:00 - 19:00									
19:00 - 20:00									
20:00 - 21:00									
21:00 - 22:00									
22:00 - 23:00									
23:00 - 24:00									
Total Rates:			12.196			12.197			24.393

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Parameter summary

Trip rate parameter range selected: 82 - 82 (units: sqm)
Survey date range: 01/01/15 - 20/09/22
Number of weekdays (Monday-Friday): 1
Number of Saturdays: 0
Number of Sundays: 0
Surveys automatically removed from selection: 0
Surveys manually removed from selection: 0

This section displays a quick summary of some of the data filtering selections made by the TRICS® user. The trip rate calculation parameter range of all selected surveys is displayed first, followed by the range of minimum and maximum survey dates selected by the user. Then, the total number of selected weekdays and weekend days in the selected set of surveys are shown. Finally, the number of survey days that have been manually removed from the selected set outside of the standard filtering procedure are displayed.