Hampshire County Council

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| *Enquiries To* | Sophie Osborne | *My reference* | 047313 |
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| *Date* | 7 September 2022 | *Email* | havantdc@hants.gov.uk |

Dear Sir,

**Land between Dolphin House and no. 2 Dolphin Quay, Dolphin Quay, Queen Street, Emsworth**

**Development of a mobile catering unit to be erected on the hardstanding between Dolphin House and No. 2 Dolphin Quay**

Thank you for your consultation on the above planning application. The Highway Authority note that this is a resubmission of planning application APP/22/00232 of which no transport matters have changed. As such our comments within our previous response dated 19th April 2022 based on the Transport Statement submitted still stand. For clarity these are as follows:

**Existing Site Conditions**

*Pedestrian Network:*

Footway's flank both sides of Queen Street which continue where Queen Street merges into High Street. The southern footway along Queen Street narrows to below minimum standard width to the west of the proposed site.
The site is surrounded by a number of PRoW footpaths connecting the development with Emsworth Harbour, Thorney Island and Westbourne.

*Cycle Network:*

On-road cycle lanes surround the site along Havant Road and parts of the A259. National Cyle Network (NCN) Route 2 runs along the frontage of the site providing connections to the wider cycle network.

*Director of Economy, Transport and Environment*
**Stuart Jarvis BSc DipTP FCIHT MRTPI**

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*Bus Services:*
The closest bus stops to the site are located circa 100m east providing a westbound service. Eastbound service can be access from the opposite side of the A259 circa 150m from the development. Bus service 700 runs from these stops providing regular connections to Portsmouth, Havant, Chichester and Bognor Regis.

*Rail Services:*
Emsworth Railway Station is located circa 850m north of the proposed development providing connections to the wider area.

*Site Accessibility:*
The site is within 100m of Emsworth High Street where a number of other facilities are located. The Highway Authority accept that a proportion of trips to the High Street will visit the proposed café as a linked trip.

**Development Proposals**
*Servicing and Delivery Arrangements:*
The site is to be serviced from Queen Street with refuse collection points within the maximum 25.0m carry distance. Emergency Vehicles will also be able to get within the required 45.0m from Queen Street. This is considered acceptable.

A daily delivery will take place as food is to be prepared off site. As no parking spaces are proposed delivery vehicles are to utilise the on-street parking areas. Whilst this is not the Highway Authority's preferred approach, due to the nature of deliveries taking place this is considered acceptable. These deliveries should not take place within the weekday AM peak hour (08:00-09:00) to minimise the potential disruption on the wider highway network.

**Parking Provision**
The site would be required to provide 1 parking space in accordance with Havant Borough Council's Parking Supplementary Planning Document (dated July 2016). However, the applicant is not proposing to provide any parking. Whilst parking is a matter for Havant Borough Council to comment on as the local parking authority, the Highway Authority have concerns that no parking spaces are proposed due to limited and restricted on-street parking in the vicinity of the site. The applicant will be required to obtain a written confirmation from Havant Borough Council as to whether no parking spaces for employees is to be accepted or not.

*Cycle Parking:*
3 wall mounted secure parking spaces are provided for the site which is in accordance with Havant Borough Council's Parking SPD.

**Trip Generation**

The applicant has provided proposed non-vehicular trip generation (walking and cycling) for employees using the TRICS database. The proposed trip generation is as follows:

| | **Trip Rate (per employee)** | | **Trip Generation (3 employees)** | |
|---|---|---|---|---|
| AM Peak (08:00-09:00) | 0.788 | 8.704 | 3 | 26 |
| PM Peak (17:00-18:00) | 2.741 | 3.111 | 8 | 9 |

The applicant has provided further information regarding proposed trips as it is thought that the TRICS rates do not provide an accurate depiction of the site. Due to the operational hours of the café (08:00-16:00) with 2-3 staff members it is expected that the majority of trips for employees will occur outside of the AM peak. As noted above, deliveries to the premises should not take place within the AM peak hour to minimise the impact on the wider highway network.

Whilst the Highway Authority accept the café will benefit from a proportion of pass by trips, and whilst no visitor trips have been provided, the Highway Authority are satisfied that the majority of visitors to the premises will visit outside of the peak hours. Thus, additional trip rates are not required from the applicant.

Having regard to the above, the Highway Authority recommend no objection to the above planning application, subject to written confirmation from Havant Borough Council that no parking spaces are to be provided.

Yours faithfully,

Sophie Osborne
Transport Planner - Highways Development Planning



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