

Chairperson and Committee Members
PARAPARAUMU/RAUMATI COMMUNITY BOARD

7 FEBRUARY 2017

Meeting Status: **Public**

Purpose of Report: For Decision

PROHIBITION OF PARKING AT HUDSON PLACE AND MAZENGARB ROAD, PARAPARAUMU

PURPOSE OF REPORT

- 1 This report seeks the Paraparaumu/Raumati Community Board's approval to install broken yellow lines on Hudson Place and Mazengarb Road. The broken yellow lines are proposed on Hudson Place in front of Lots 1-7 and on Mazengarb Road outside Lot 1 Hudson Place (for details see **Appendix 1**).

DELEGATION

- 2 Section D of the Governance Structure and Delegations 2016-2019 Triennium gives the Community Board the:

*Authority to approve or reject officer recommendations relating to **traffic control and signage matters** for existing local roads, except those matters that involve significant safety issues. Community Boards will be consulted about these matters but final delegation will rest with Council officers.*

BACKGROUND

- 3 Kindercare Learning Centres Ltd (KLCL) have obtained resource consent for the construction and operation of a daycare centre on Lots 1-7 Hudson Place. The daycare centre will accommodate up 116 children, 24 staff and will provide 27 car parking spaces on site. The consent was determined by an independent commissioner at a hearing which took place on 9 August 2016.
- 4 Condition 8 of the Hearing Commissioners decision for RM150260 states that:
The applicant shall pay for the establishment of appropriate parking control measures along Hudson Place and Mazengarb Road adjacent to the site which have the effect of prohibiting parking on the site frontage during the centres hours of operation; if approval is given by the Paraparaumu and Raumati Community Board.
- 5 The proposed broken yellow lines have been requested by the landowners of Lots 1-7, being KLCL, in order to mitigate the effects of possible on-street parking by staff and visitors.

ISSUES

- 6 Hudson Place has a carriageway width of six metres and, if vehicles park on one side of the road, this restricts the road width to around 4.2 metres (assuming a parked car will occupy 1.8 metres of road width). This has the effect of causing obstructions to traffic on the right hand side of the road and reduces the width of the road making two way traffic flow difficult and sometimes impossible if trucks are passing.

- 7 In relation to the use of the proposed daycare centre, there is also the potential for parking to occur on Mazengarb Road (near the intersection with Hudson Place). This is less likely to happen but is still a remote possibility and would cause even greater problems as Mazengarb Road is a busy road (carrying approximately 8,000 vehicles per day). Any on-street parking in this area would result in road safety issues and inconvenience general through traffic.
- 8 The implementation of broken yellow lines will be funded by KLCL. If the proposed daycare centre is not constructed, then the broken yellow lines will not be installed.

Option

- 9 The installation of broken yellow road markings is proposed as follows:
 - On the south eastern side of Hudson Place which prohibits parking on Hudson Place for a distance of 100 metres south west of the intersection of Hudson Place and Mazengarb Road;
 - On the south western side of Mazengarb Road, which prohibits parking on Mazengarb Road for a distance of 30 metres south east of the intersection of Hudson Place and Mazengarb Road.

CONSIDERATIONS

Legal considerations

- 10 There are no legal considerations other than ensuring that road-markings are installed in accordance with NZTA guidelines.

Financial considerations

- 11 There are no financial considerations as the cost of the installation of the broken yellow lines will be borne in full by KLCL.

SIGNIFICANCE AND ENGAGEMENT

Degree of significance

- 12 This matter has a low level of significance under Council policy.

Consultation already undertaken

- 13 A letter was hand delivered to the local residents on 15 June 2016 asking for feedback on the proposals. Letters were delivered to numbers 2, 4, 6, 8, 9, 10 and 12 Hudson Place and number 2 Bridford Way. A letter was also sent to KLCL. In total, eight properties were consulted.
- 14 There was a 50 percent return rate (four responses) with three for and one against the proposals. The single objection was from a resident of Hudson Place, who commented in their response that they objected to the proposed daycare centre. The objector asked that the process be put on hold until more dwellings were built, and new homeowners could provide input into the consultation.
- 15 The single objection does not raise any issues as to the effects of the implementation of broken yellow lines as such, but states that these are related

to the development of a daycare centre and therefore should be opposed. As mentioned in paragraph 7, the installation of the broken yellow lines is connected to a resource consent which was determined by an independent hearing commissioner. The objector raised the issue of wider consultation once more dwellings are constructed. It is the officer's opinion that consultation with the properties directly affected by the implementation of the parking prohibition has been undertaken, and that this level of consultation is appropriate for this proposal.

Engagement planning

16 An engagement plan is not needed to implement this decision.

RECOMMENDATIONS

17 That the Paraparaumu/Raumati Community Board approves:

- a) The installation of broken yellow line road markings on the south eastern side of Hudson Place which prohibit parking on Hudson Place for a distance of 100m south west of the intersection of Hudson Place and Mazengarb Road. As shown in Appendix 1 of report IS-16-1948.
- b) The installation of broken yellow line road markings on the south western side of Mazengarb Road, which prohibits parking on Mazengarb Road for a distance of 30 metres south east of the intersection of Hudson Place and Mazengarb Road. As shown in Appendix 1 of report IS-16-1948.

| Report prepared by | Approved for submission | Approved for submission |
|--------------------------------------------------------------|--------------------------------------------------------------|-----------------------------------------------------------------|
| Neil Trotter Road Network Planning Team Leader | Kevin Currie Group Manager Regulatory Services | Sean Mallon Group Manager Infrastructure Services |

ATTACHMENT:

Appendix 1: Plan of Proposed No Parking Lines.

Plan of Proposed No Parking Lines

PLAN SHOWING PROPOSED BROKEN YELLOW LINES (NOT TO SCALE)

