

## APPENDIX 3

### MAXIMUM PARKING STANDARDS IN CONJUNCTION WITH DEVELOPMENT

#### Note

These parking standards are those currently adopted by Derbyshire County Council, except in respect of those uses where revised standards have been set out in the Regional Spatial Strategy for the East Midlands (RSS8) in line with the latest version of the Government's guidance on planning and transport (PPG13)

#### Shops (A1)

- |    |                 |   |
|----|-----------------|---|
| 1. | Food Retail     |   |
|    | below 1000 sq m | 1 space per 25 sq m   |
|    | above 1000 sq m | 1 space per 14 sq m   |
| 2. | Non-Food Retail | 1 space per 20 sq m   |
| 3. | Garden Centres  | 1 space per 30 sq m covered area plus 1 space per 50 sq m open area of display areas generally given to public access |

#### Financial And Professional Services (A2)

- |    |                         |                     |
|----|-------------------------|---------------------|
| 1. | Public Services Offices | 1 space per 15 sq m |
| 2. | Betting Shops           | 1 space per 15 sq m |

#### Food And Drink (A3)

- |    |  |  |
|----|--|--|
| 1. | Restaurants, Cafes And Hot Food Take-Aways | 1 space per 4 sq m dining area of public waiting space in take-aways |
|----|--|--|

NB Roadside (motorists) restaurants are included in this category

2. Transport Cafes

Customers 1 lorry space per 2 sq m dining area

Staff 1 car space per 100 sq m

NB The minimum size of a lorry space should be 15m by 3m and lorries must be able to enter and leave the site in a forward direction

3. Public Houses, Licensed Clubs And Bar Areas Of Restaurants

Customers and staff 1 space per 2 sq m public dining area plus 1 space per 10 sq m of beer gardens

NB Any Food and Drink development which includes residential accommodation must provide extra spaces complying with the Dwelling Houses (C3) standards

**Business (B1)**

Office Use

Town Centre/Edge Of Centre 1 space per 40 sq m

Out Of Centre 1 space per 30 sq m

Out Of Town 1 space per 30 sq m

Non-Office Use

Town Centre/Edge Of Centre 1 space per 90 sq m

Out Of Centre 1 space per 65 sq m

Out Of Town 1 space per 55 sq m

**General Industrial (B2)**

Town Centre/Edge Of Centre 1 space per 90 sq m

Out Of Centre 1 space per 65 sq m

Out Of Town 1 space per 55 sq m

## **Storage Or Distribution (B8)**

Town Centre/Edge Of Centre	1 space per 200 sq m
Out Of Centre	1 space per 150 sq m
Out Of Town	1 space per 120 sq m

## **Hotels (C1)**

### 1. Hotels, Boarding and Guest Houses

Customers	1 space per bedroom
Staff	1 space per 10 bedrooms
Coaches	To be assessed individually but, as a minimum, satisfactory facilities should be provided, generally clear of the highway, to enable coach passengers to embark or disembark in safety and coaches must be able to enter and leave the site in a forward gear

- NB (i) The bedroom total should include both guest and staff bedrooms
- (ii) Where bar and restaurant facilities are also provided, the additional parking provision for these must meet half of the appropriate Food and Drink standards.
- (iii) Conference facilities 1 space per 3 sq m of rooms provided

## **Residential Institutions (C2)**

### 1. Aged Persons Care Homes

Visitors and staff	2 spaces plus 1 space per 4 bedrooms
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- NB The bedroom total should include both resident owner and residential staff bedrooms

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|----|---|-------------------------------|---|
| 2. | Sheltered Accommodation   | Residents, visitors and staff | 2 spaces plus 1 space per 3 residential units |
| 3. | Residential Schools, Colleges and Training Centres; Halls of Residence, Hospitals And Community Housing For Disabled People |                               | To be assessed individually                   |
| 4. | Residential Hostels And Community Homes   |                               |   |
|    | Residents and staff   |                               | 1 space per 4 bedrooms                        |

**Dwelling Houses (C3)**

- |    |                        |  |  |
|----|------------------------|--|--|
| 1. | 1 Bed Dwellings        |  | 1 space per unit plus 1 space per 2 units for visitors             |
| 2. | 2/3 Bed Dwellings      |  | 2 spaces per unit  |
| 3. | 4+ Bed Dwellings       |  | 3 spaces per unit, of which no more than 2 shall be in line        |
| 4. | Aged Persons Residence |  | 1 space per residential unit plus 1 space per 2 units for visitors |

NB These units are limited to residential use by people over the national retirement age, with no provision for a warden

- |    |                   |  |  |
|----|-------------------|--|--|
| 5. | Holiday Residence |  | 1 space per 1 and 2 sleeping room units  |
|    |                   |  | 2 spaces per 3 (and over) sleeping room units  |
| 6. | Caravan sites     |  | 1 space per caravan plus restaurant and bar facilities to comply with the Food and Drink (A3) standards and office requirements to comply with the Business (B1) standards |

Note – Government guidance in Planning Policy Guidance Note 3: Housing (PPG3) states that ...'car parking standards that result, on average, in development with more than 1.5 car parking spaces per dwelling are unlikely to reflect the Government's emphasis on securing sustainable residential environments. Policies which would result in higher levels of off-street parking, especially in urban areas, should not be adopted'...

In considering proposals for new housing development, the Borough Council will therefore apply the above standards for specific types and sizes of dwellings, to ensure an average of no more than 1.5 car parking spaces per dwelling

### **Non-Residential Institutions (D1)**

- (a) Medical or health service surgeries 4 spaces per consulting room or room used by a medically qualified person

NB Veterinary surgeries are included in this section

- (b) 1. Crèches and Day Nurseries 1 space plus 1 space per 10 sq m (0 to 3 year old children) or 1 space per 20 sq m (3+ to 8 year old children) of child accommodation/internal play area plus 1 extra space where the licence is for 20 or more children

NB In addition, satisfactory facilities should be provided clear of the highway to enable children to enter and leave parked cars and mini-buses in safety, without vehicles reversing, unless the proposed development is in a location where vehicles can wait to set down or pick up children in safety without affecting the free and safe flow of traffic

The higher standard (1 space per 10 sq m) will apply if the group age of the intended children is not stated in the application

2. Day Centres 1 space per 2 staff plus appropriate turning, standing and parking facilities for coaches and minibuses

NB Where the centre is purpose designed for people with physical impairment all spaces should be appropriate for their use and there should also be an individual assessment of the need for additional car spaces for disabled people

(c) 1. Infant, Primary and Secondary Schools

2 spaces per classroom or teaching area plus 15 spaces for use by sixth form students where appropriate

Sufficient additional hard standing should be provided on play areas, etc for out of hours parking by parents or mature students

NB Facilities should also be provided to enable pupils to enter and leave parked coaches and cars safely and clear of the highway, without vehicles reversing

2. Higher And Further Education

1 space per 2 staff + 1 space per 15 students

(d) Art Galleries

To be assessed individually

(e) Museums

To be assessed individually

(f) Libraries

To be assessed individually

(g) Public Or Exhibition Halls

1 space per 5 sq m public floor area

(h) Places Of Worship And Religious Instruction

1 space per 5 seats or 5 sq m public floor area

**Assembly And Leisure (D2)**

(a) Cinemas and Conference Facilities

1 space per 5 seats

(b) Other

1 space per 22 sq m

## Non-Schedule Uses

- (a) Theatres 1 space per 3 seats or 3 sq m gross auditorium floor area if the seats are not permanently fixed
- (b) Amusement Arcades Or Centres And Funfairs To be assessed individually with particular regard to open times and seasonal use
- (c) Coin-operated Launderettes And Dry Cleaners
- Customers 1 space per 30 sq m
- Staff 1 space per 100 sq m
- (d) Retail Fuel Filling Stations
- Customers 1 space per 30 sq m
- Staff 1 space per 100 sq m
- Car wash 5 spaces minimum, separate from the filling and queuing lanes
- (e) Sale And Display Of Motor Vehicles 1 space per 40 sq m gross display area, whether internal or external
- (f) Sale And Display Of Boats And Caravans To be assessed individually but with regard to standard (e) above
- g) Taxi And Vehicle Hire Businesses, Including Driving Schools
- 1 space per vehicle operated
- NB If the business consists of an office for receiving orders only, the vehicles being kept elsewhere, a minimum of 1 space shall be required with additional spaces to be assessed individually
- (h) Scrapyards, Mineral Storage or Distribution Yards, Earth Moving Plant Depots, Motor Vehicle Breakers And Plant Hire Firms.
- To be assessed individually with particular regard to the amount of public access

- (i) Residential hostels and community homes
  - Residents and staff 1 space per 4 bedrooms
- j) Stadia 1 space per 15 seats

**Criteria Not Mentioned Elsewhere**

Abattoirs, auction rooms, car valeting, cemeteries, livery stables and riding schools, livestock markets and ambulance, fire and police stations etc. will be assessed individually with particular regard to periods and frequency of use

It is recognised that whilst the above standards act as guidance, in certain circumstances, such as the proposed change of use of a building without any existing parking provision, applications will need to be treated individually on their merits