

RAYLEIGH MARKET CAR PARK

1 SUMMARY

- 1.1 This report updates Members on the feasibility of maintaining some public car parking within the car park on market days following the Council's review of the current market arrangements earlier last year.

2 BACKGROUND

- 2.1 In reviewing the market arrangements the Council agreed to renew the licence on its present site for a further term of 7 years within a restricted area which would allow for some public car parking on market days to continue, subject to a workable scheme being achievable which addressed pedestrian and highway safety issues. (Min 354/03 refers).

3 CURRENT POSITION

- 3.1 A number of options for combining both market use and public car parking have subsequently been examined in detail by the Police and the Highway Authority. It is apparent that there are overwhelming practical difficulties with public safety and traffic circulation if car parking were to be permitted on the site on market days.
- 3.2 Both the Police and the Highway Authority have serious reservations and are concerned as to the increased risk to pedestrians and the greater congestion and disruption to traffic in Rayleigh, which they believe would arise if cars were to access the site on market days.
- 3.3 Whilst some separation of pedestrians from car movements might be achieved this will exacerbate the congestion and traffic disruption that is likely to result from a more intensive use of the access. The conflict between pedestrians and traffic make it extremely difficult to accommodate both uses within the market car park given the restricted access and the constraints of the site.
- 3.4 Although the market operator has been willing to explore alternative arrangements it does not appear that it is feasible to provide public parking in the car park on market days without compromising safety and increasing traffic disruption.

4 WAY FORWARD

- 4.1 Whilst it would not be practicable to combine public car parking facilities and the market operation at the present time it would be possible to make provision within the new licence to enable the arrangements to be reviewed should there be some material change in circumstances.

5 LEGAL IMPLICATIONS

- 5.1 The current licence expires on 31st March 2004.

6 PARISH IMPLICATIONS

- 6.1 The Market car park is within the Rayleigh Town Council area.

7 RECOMMENDATION

- 7.1 It is proposed that the Committee **recommends to the Policy & Finance Committee**

That the licence with the current operator Rayleigh Chartered Market for the use of the market car park be renewed for a term of 7 years at a market rent and such other terms and conditions as the Head of Legal Services considers appropriate.

Albert Bugeja

Head of Legal Services

Background Papers:

Correspondence from the Essex police and The Highway Authority dated 19th December 2003 and 5th January 2004 respectively.

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