



Tang & Associates Ltd


## Parking & Service Management Plan

Produced specifically for the proposal at

1 Whittingham Road  
Longridge  
Preston  
PR3 2AA

**October 2025**

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# Contents

1.0	Introduction .....	1
1.1	Purpose of the Report .....	1
2.0	Internal Parking Layout Concern .....	2
2.1	Existing Parking Arrangements.....	2
2.2	Proposed Parking Arrangements .....	3
3.0	Service Management Plan.....	4
3.1	Servicing & Deliveries .....	4
4.0	Conclusion .....	4

## 1.0 Introduction

This document has been prepared by Tang & Associates Ltd on behalf of our client for the *Proposed erection of a 1-storey rear extension to create additional storage of the existing shop (Class E(a))* at 1 Whittingham Road, PR3 2AA, hereafter referred to as “the site”. While reading this document, please also review together the proposed drawings submitted to address the Local Highway Authority (LHA) consultation response dated 10<sup>th</sup> October 2025.

### 1.1 Purpose of the Report

The purpose of this document is to address LHA’s consultation response for **Planning Application Reference 3/2025/0605**, particularly the request for an Internal Parking Layout Plan and Service Management Plan. The document should be read in conjunction with all other drawings and information submitted by Tang & Associates Ltd.

#### LHA Comments:

*Internal Layout The site forms a shop on the ground floor level and a 4-bedroom dwelling on the first floor. A 4-bedroom dwelling should be provided with 3 off-street car parking spaces. These spaces should measure a minimum of 5m in length and 2.4m wide each, where they are adjacent to a fence or similar obstruction an additional width of 0.6m should be provided. As stated within the LHAs parking standards as defined in the Joint Lancashire Structure Plan. The shop would also benefit from internal parking provisions and internal servicing due to its location at the junction of Whittingham Road and Chatburn Road. Given the number of terrace properties and those without access to off-street parking on both Whittingham Road and Chatburn Road, there is likely to be a high demand for on-street parking in the area. The proposal will remove access to off street parking provision, intensifying the demand for on-street parking within the area. In order to mitigate this concern, the applicant should provide an internal parking plan and a service management plan detailing how the shop will be serviced should the proposal be supported.*

#### Internal Parking Layout Plan Drawings requested by LHA:

- 9916/102D – Existing & Proposed Site Plans

## 2.0 Internal Parking Layout Concern

### 2.1 Existing Parking Arrangements

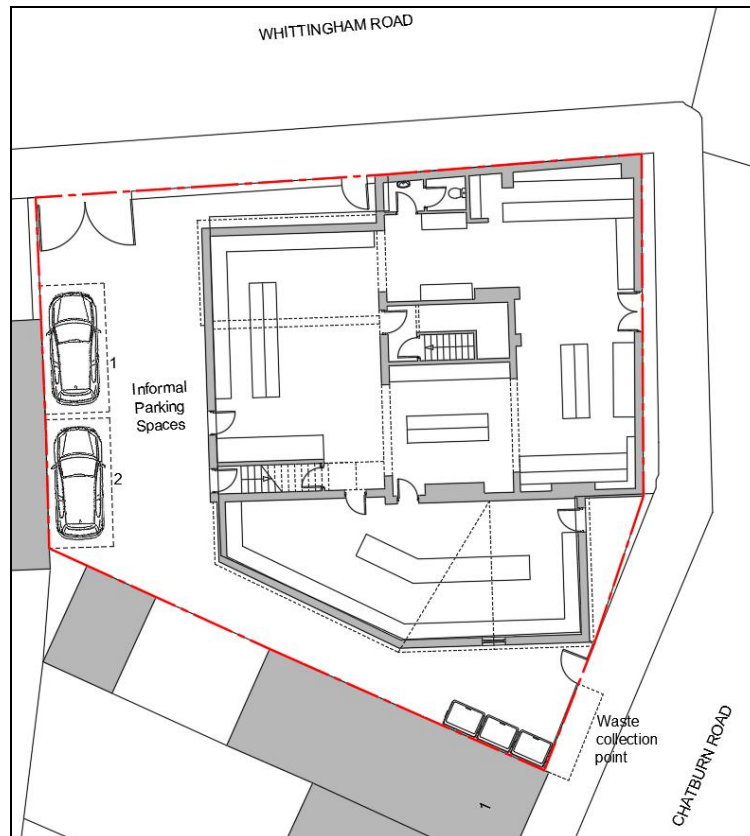


Figure 1. 9916/102D - Existing parking arrangement

In response to the internal parking concern raised by the LHA, the first-floor 4-bedroom flat has historically operated without dedicated off-street parking. This is an existing site condition, not introduced by the current proposal. The site presently accommodates two informal spaces in the rear area, generally used by the shop owners. The area is not large enough to accommodate three compliant bays (5.0 m × 2.4 m each plus manoeuvring space) while still allowing safe access.

## 2.2 Proposed Parking Arrangements

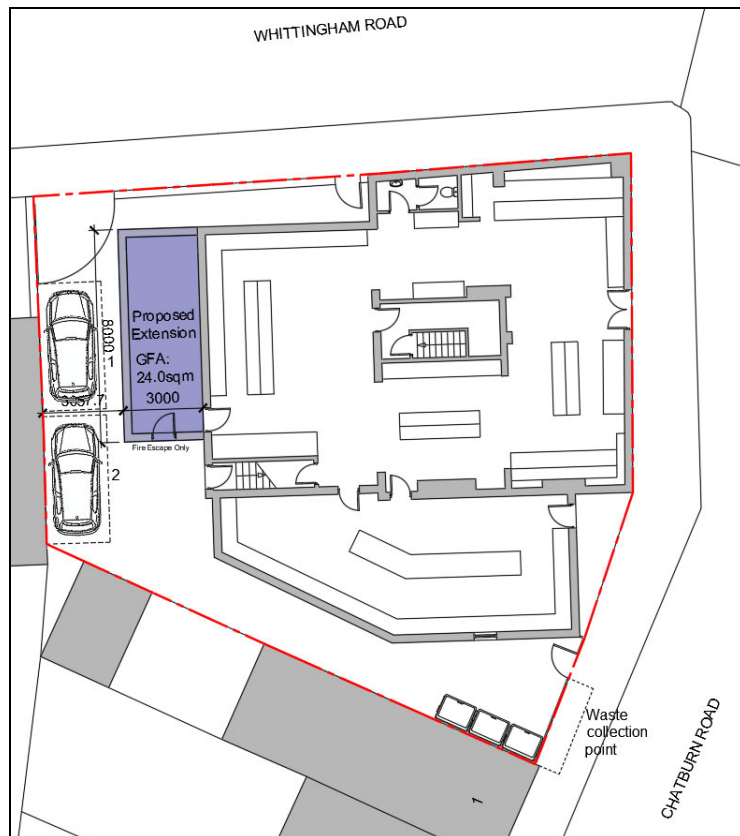


Figure 2. 9916/102D – Proposed parking arrangement

As shown in Figure 2, the proposal retains the existing informal parking spaces, resulting in no change to on-site parking provision. These spaces are used on an ad-hoc basis by the shop owners and are not formally designated or relied upon for customer or residential use. Therefore, it will not increase traffic generation or on-street parking demand. The proposal is a modest (c. 24 m<sup>2</sup>) ancillary storage extension to the existing shop and does not increase customer floorspace, staffing levels, or delivery frequency.

### **3.0 Service Management Plan**

#### **3.1 Servicing & Deliveries**

Deliveries are made by small vans that stop briefly at the kerbside on Chatburn Road, where the shop's front entrance is located.

Given the scale of the shop, deliveries are limited in frequency and size. Deliveries will continue as existing, using small local supplier vans (typically once per week), and take place outside of peak traffic hours.

Commercial waste is managed privately by the shop owner through an appointed refuse collection company, with collections once weekly from the existing collection point on Chatburn Road.

**Proposed number of bins:**

1 x 1,100L (General Waste)

1 x 1,100L (Dry Mixed Recycling)

1 x 1,100L (Glass)

The proposal does not alter the site's access, servicing, or waste collection arrangements. The above arrangements are existing and will remain unchanged.

### **4.0 Conclusion**

The design team has carefully prepared this Parking & Service Management Plan in response to the Local Highway Authority's comments. The plans show that the proposal will continue to operate safely and efficiently within the existing access and servicing arrangements, with no intensification of vehicle movements or highway safety concerns arising.