

Mary Ann Doyle House

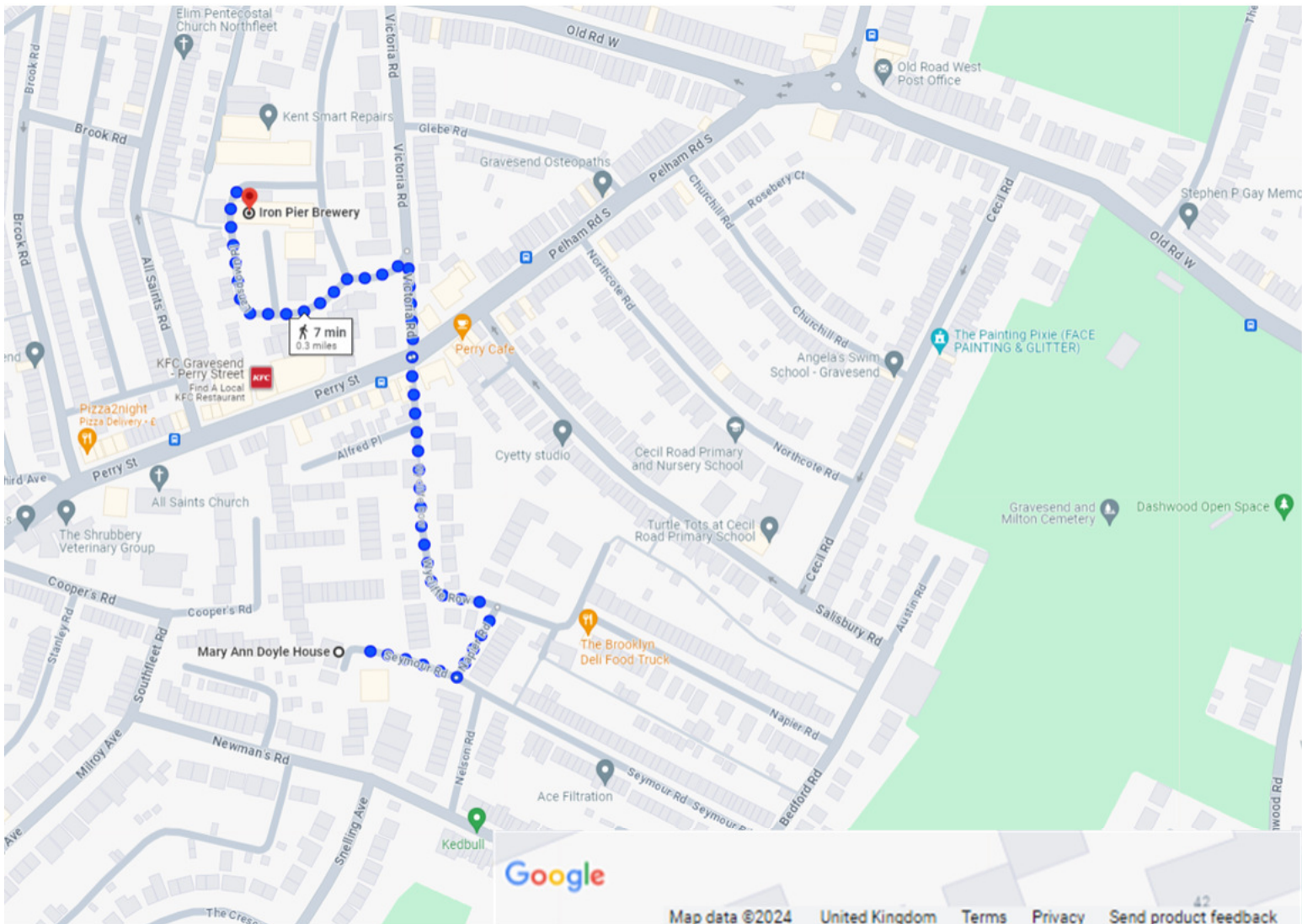
Sustainable, walkable neighbourhood and Parking Survey

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Mary Ann Doyle House

1. Proximity to Facilities & Employment



Despite initial appearances, Mary Ann Doyle House is within a sustainable, walkable neighbourhood.

This Google Map shows a 7 minute walking time from Mary Ann Doyle House into the centre of a large, local Employment Area called May Avenue Industrial Estate (DA11 8RU) with over 16 companies registered. The terrain is flat, easily navigated and along a safe pleasant route.

Mary Ann Doyle House is a 4 minute walk to regular bus services stopping along Perry Street, at The Rose and other locations. It is a one minute cycle ride to Perry Street. Along this stretch of Perry Street is a vibrant and wide range of local shops: convenience stores, a Tesco Express, cafes and takeaways, appliance store, PC repairs, a locksmith, solicitors, hairdressers, two public houses comprising The Rose at one end and The Crown at the other, and places of worship. Within an easy range by foot, bicycle or bus are train services from stations at Gravesend, Northfleet and Ebbsfleet.

Mary Ann Doyle House

2. Parking Survey

Undertaken Thursday 22 and Saturday 24 February 2024 at 7.30pm

By Clare B. Wright MA Gdip MRTPI

This parking survey has been undertaken on days of the week and weekend and at times when it is considered the highest number of people will be at home, in this case a Thursday night and a Saturday night at approx. 7.30pm each time. All were taken within an immediate 2 minute walking distance to the front of Mary Ann Doyle House.

From the Google supplied aerial photographs (© 2024 Getmapping plc etc) it can be seen that significantly fewer vehicles are parked in these areas in the daytime.

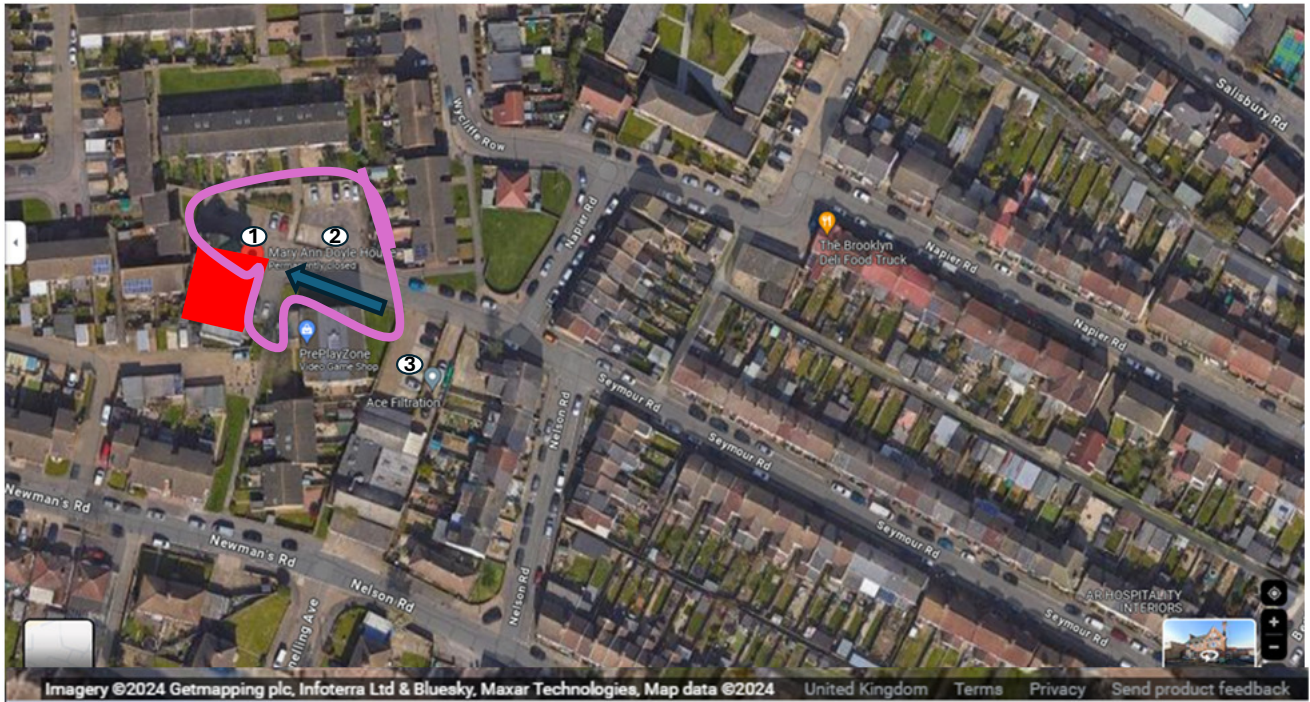
The area chosen for the Survey is the front approach to Mary Ann Doyle House because there is no rear access. The rear garden area is accessed from a gated narrow pedestrian passageway to the side of the front elevation.

Before its current use as a Hostel for the homeless, the property was purpose built and used for a number of years as a public House which had no dedicated car parking spaces.

There are no Controlled Parking Zones (CPZ) in the vicinity.

In summary the photographs for Thursday 22 February show **12** publicly available onstreet vehicle parking spaces (with 2+ spaces available in private car park area 2 and 8+ spaces in private car park area 3). For Saturday 24 February, photographs show **18** publicly available onstreet spaces. These are conservative estimates using generously sized parking spaces and do not include spaces closer to vehicle junctions.

Thursday 22 February 2024 7.30pm



On the week night of Thursday 22 February 2024, in the available car parks and on street parking shown within the purple line were 8+ spaces. 3 of which in the off-street parking Areas marked as 1 (3+) and, in the private parking for Wycliffe Row marked as 2 on that plan (2+) on the plan. Off street parking area 3 is a private area for the adjacent block of flats, Carters Row. Both private car parks 2 and 3 are significantly underused. Mary Ann Doyle House, the application site is coloured in red.



Mary Ann Doyle House is the front and looking along Seymour Road. The large white Seymour Hire van is parked in off-street parking area 1.



Mary Ann Doyle House is to the front of the photograph. Entrance to Area 2 off-street car parking is to the right.



Looking up into the cul de sac, Mary Ann Doyle House is to the right of the photograph and the white edge of van for Seymour Hire is to the right.



Area 1 marked on aerial view showing off street parking area to the right of Mary Ann Doyle House and to the side of the Seymour Hire van and 3+ spaces



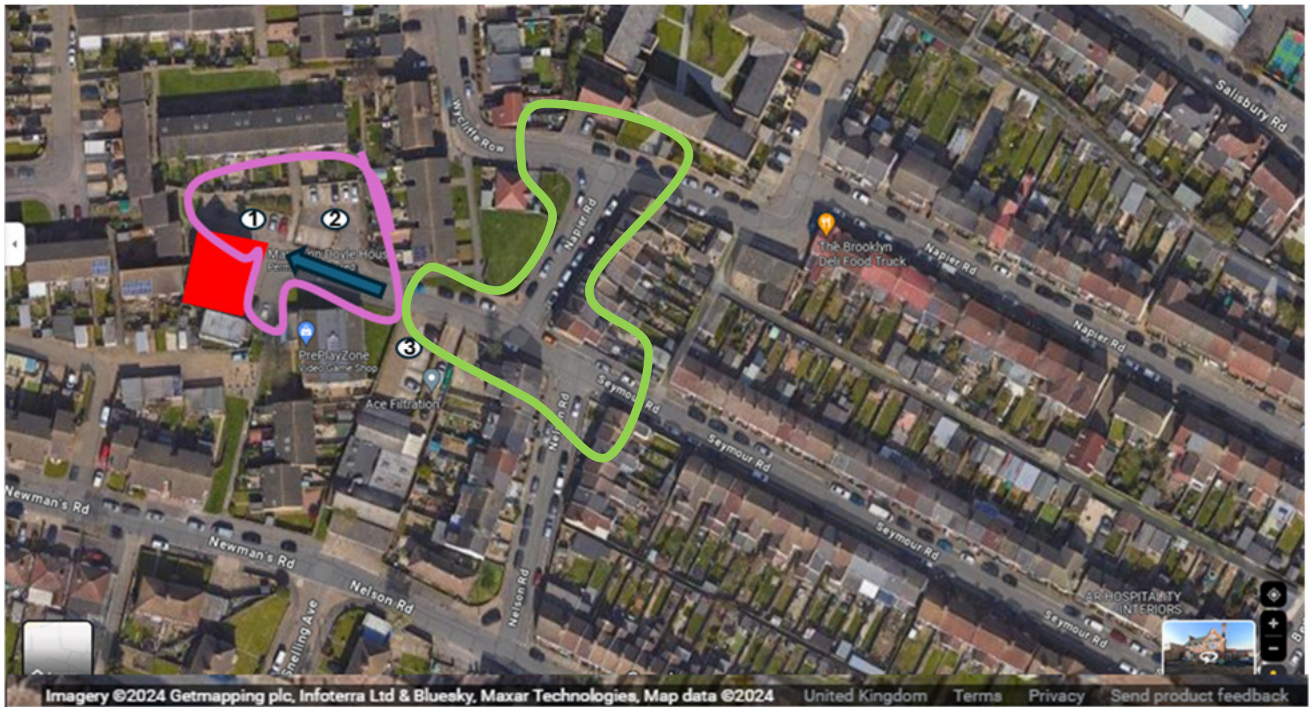
Mary Ann Doyle House is behind the photographer. The block of flats is to the front and right. 3 + on street spaces to the left on Seymour Road.



Area 2 marked as off-street parking area on the aerial view, rear line of parking fully utilised.



Area 2 marked as off-street parking area on the aerial view – 2 + spaces.



In the **green area** a total of approx. 6 + on street parking spaces were available 7.30pm Thursday 22 February to park in spaces at a safe distance from the road junctions. There was no corner parking nor other instances of unsafe parking to indicate an area under stress.



Mary Ann Doyle House is to the rear of the photographer and the entrance to car parking for the block of flats, Area 3 marked on plan is to the right. Off street parking area 2 is to the left. On-street parking spaces already calculated on left side of Seymour Road. 1+ space available near Nelson Road on right.



To the left is the junction with Napier Road onto Seymour Road.

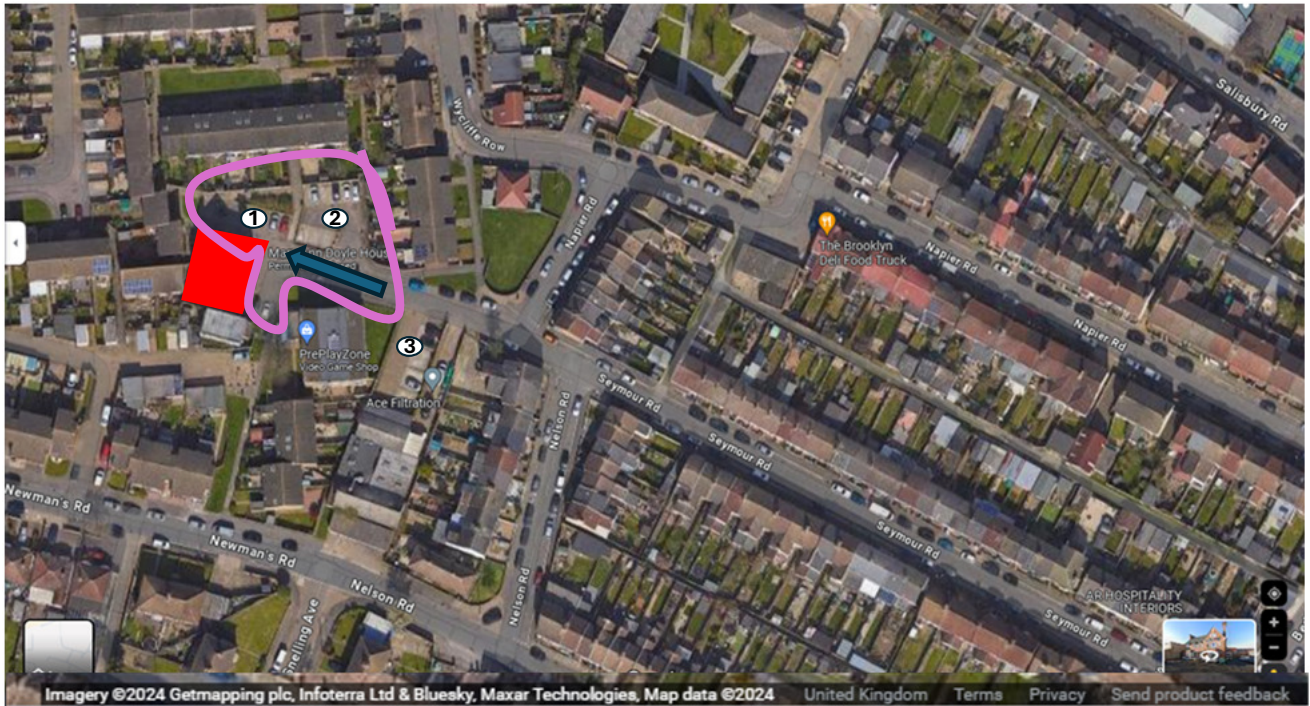


Looking down Napier Road from junction with Seymour Road – 4+ spaces, including in front of van and on Wycliffe Row.



Looking up from the Nelson Road Junction with Seymour Road, 1 + spaces

Saturday 24 February 2024 7.30pm



On the weekend night of Saturday 24 February 2024, in the publicly available on street parking shown within the **purple line**, including area 1, were 9+ spaces. 5 of which in the public parking Areas marked as 1 (3+) and in the off-street parking area 2 (4+) on the plan. Off street parking areas 2 and 3 are private areas and are significantly underused. Mary Ann Doyle House, the application site is coloured in red.



Facing towards Mary Ann Doyle House. Seymour Hire van is parked on the left of the photo, Area 2 off-street parking entrance to the right.

24/02/2024



Mary Ann Doyle House is outside the photograph and to the left. Area 1 off-street parking is shown on the right with 4+ available parking spaces. Edge of Area 2 off-street car parking is to the right.



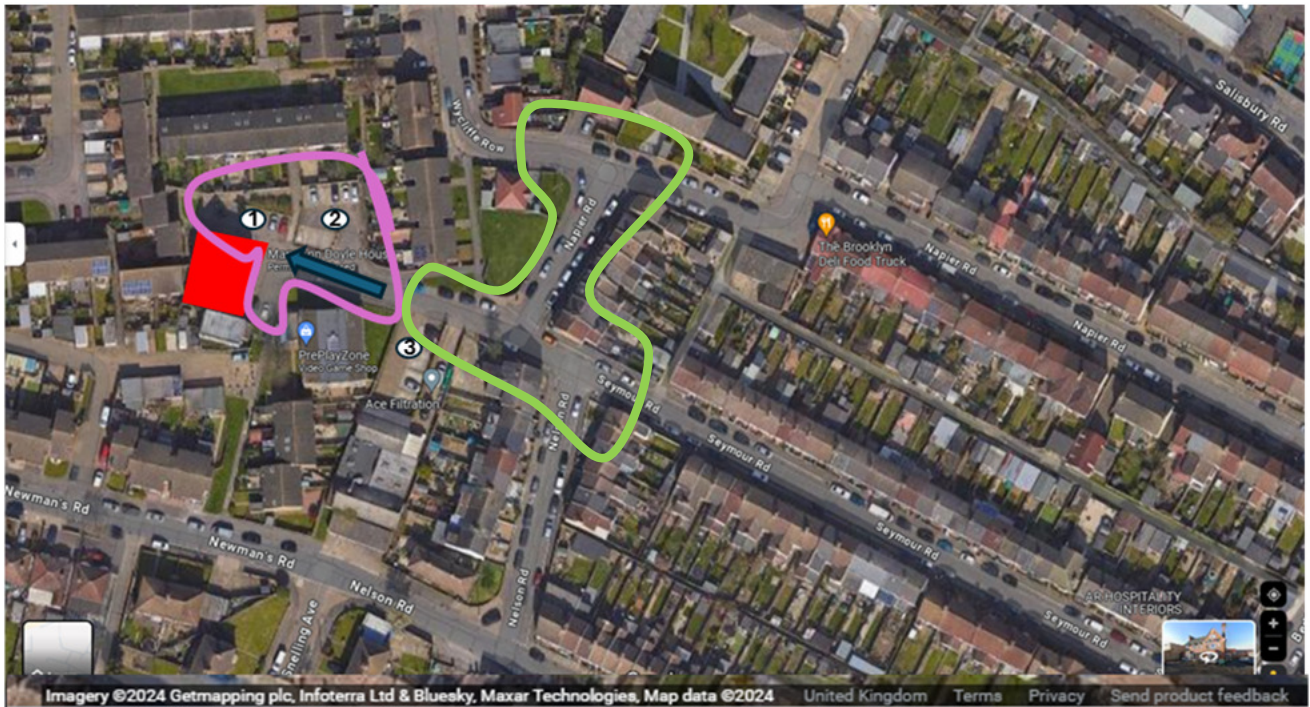
Looking up into the cul de sac, Mary Ann Doyle House is to the right of the photograph with 2+ available parking spaces.



Area 2 marked as off-street parking area on the aerial view, rear line of parking 2 + spaces available.



Area 2 marked as off-street parking area on the aerial view – 2 + spaces to front area.



In the **green area** approx. 9 + on street parking spaces were available 7.30pm Saturday 24 February to park in spaces at a safe distance from the road junctions. There was no corner parking nor other instances of unsafe parking to indicate an area under stress.



Mary Ann Doyle House is to the rear of the photographer and the entrance to car parking for the block of flats, Area 3 marked on plan is to the right behind the white Seymour Hire van. Off street parking area 2 is to the left. On-street parking spaces already calculated on left and right side of Seymour Road at 2+ spaces available.



From junction with Napier Road Looking down Seymour Road to Mary Ann Doyle House at end of Road 2+ spaces.



From junction with Napier Road onto and including Wycliffe Row 5+ spaces.

24/02/2024



Private parking for Area 3, block of flats underutilised, taken at car park entrance at Seymour Road and 6 of the 9 available spaces are unused.