



Democratic Services

Location: Phase II
DDI: 01895 277655
CMD No: 2026/1679

**To: COUNCILLOR STEVE TUCKWELL
CABINET MEMBER FOR PLANNING, HOUSING &
GROWTH**

c.c. All Members of the Corporate Resources & Infrastructure Select Committee
c.c. Daniel Kennedy – Corporate Director, Residents Services
c.c. Caroline Haywood – Residents Services
c.c. Ward Councillors for South Ruislip

Date: 07 April 2026

Non-Key Decision request

Form D

TORCROSS ROAD, RUISLIP - OBJECTION RECEIVED TO PROPOSED WAITING RESTRICTIONS

Dear Cabinet Members,

Attached is a report requesting that a decision be made by you as an individual Cabinet Member. Democratic Services confirm that this is not a key decision, as such, the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012 notice period does not apply.

You should take a decision **on or after Wednesday 15 April 2026** in order to meet Constitutional requirements about publication of decisions that are to be made. You may wish to discuss the report with the Corporate Director before it is made. Please indicate your decision on the duplicate memo supplied and return it to me when you have made your decision. I will then arrange for the formal notice of decision to be published.

Anisha Teji
Democratic Services

Title of Report: Torcross Road, Ruislip – Objection Received To Proposed Waiting Restrictions

Decision made:

Reasons for your decision: (e.g. as stated in report)

Alternatives considered and rejected: (e.g. as stated in report)

Signed Date.....

Cabinet Member for Planning, Housing & Growth

TORCROSS ROAD, RUISLIP – OBJECTION RECEIVED TO PROPOSED WAITING RESTRICTIONS

Cabinet Member & Portfolio	Councillor Steve Tuckwell Cabinet Member for Planning, Housing & Growth
Responsible Officer	Dan Kennedy - Corporate Director, Residents Services
Report Author & Directorate	Caroline Haywood – Resident Services
Papers with report	Appendix A - Location Plan Appendix B - Plan of Proposal

HEADLINES

Summary	To inform the Cabinet Member that an objection has been received to the proposed 'at any time' waiting restrictions on Torcross Road, Ruislip.
Putting our Residents First Delivering on the Council Strategy 2022-2026	This report supports our ambition for residents / the Council of: Stay living independently for as long as they are able This report supports our commitments to residents of: Safe and Strong Communities The request can be considered as part of the Council's annual programme of road safety initiatives.
Financial Cost	The estimated cost associated with the recommendations in this report is £404, to be managed within existing Transportation Service revenue budgets.
Select Committee	Corporate Resources & Infrastructure Select Committee
Ward(s)	South Ruislip

RECOMMENDATIONS

That the Cabinet Member for Planning, Housing and Growth:

1. Considers the objection received from the statutory consultation for the proposed 'at any time' waiting restrictions on Torcross Road, Ruislip; and

2. Approves the introduction of the proposed 'At Any Time' waiting restrictions on Torcross Road, Ruislip, as shown at Appendix B to this report.

Reasons for recommendation(s)

To improve access on Torcross Road yet still maintain parking for residents.

Alternative options considered / risk management

The Council could decide not to proceed with the installation of the 'at any time' waiting restrictions as advertised.

Select Committee comments

None at this stage.

SUPPORTING INFORMATION

1. Torcross Road is a residential road within South Ruislip Ward. The road links Victoria Road with Queens Walk. Vehicles are allowed to park both sides of the road. There are existing yellow lines on its junctions with Barnstaple Road. A plan of the area is shown on Appendix A to this report.
2. The Council received a request from a resident for measures to deter vehicles from parking in the small gap between the end of the existing yellow lines and a dropped kerb on its junction with Barnstaple Road to improve access. As a consequence, a detailed site investigation was undertaken by Council officers.
3. Officers observed that vehicles are trying to park in the gap. But these vehicles are too big and overhang the dropped kerb and also park on the existing yellow lines.
4. As a result of the site observations, a proposal was developed to extend the double yellow lines down to the dropped kerb, in order to keep this area clear of parked cars to improve forward visibility and promote road safety at all times. The proposed 'at any time' waiting restrictions are shown on the plan attached as Appendix B of this report.
5. The Cabinet Member agreed to take the proposal through the statutory 21-day consultation process, which involved the placing of advertisements in the local press and the display of public notices on site. During this period, the Council received one objection.
6. The **objector** stated "*Parking spaces in the immediate vicinity are already at a premium, and as such removing this one option for the residents would be extremely detrimental. There are many locations around the green which have double yellow line restrictions, adding another will exacerbate the issue. I note on many occasions the parking spot is used by many services in to our area, be they Royal Mail, Water services (there is a main supply there which is used frequently to fill up water vehicles, especially during drought periods), courier delivery drivers, supermarket deliveries....and the local authority when*

helping the elderly, SEND children, physically challenged residents or people reliant on services for transport provided by Hillingdon Council.

The houses on the side of the road where the line installation is proposed enjoy large frontage properties, with more than adequate drives.while the houses on the other side are restricted with off road parking options, hence another reason to keep this valuable single spot intact for the residents of this road.

We have a big issue with speed on Torcross Road. The reason a specific resident in a white car parks there, is because she is fearful when accessing her car, and this position affords a high level of safety for accessing and embarking her vehicle. Other residents also use that position for the same reasons, causing very little obstruction. This is another reason why delivery drivers and local authority transport utilises this parking spot due to the safety aspect. I think this will be detrimental to safety on our road if implemented.

.....The current double yellow lines on that side of the road adequately perform and assist in keeping the obstructions clear, and the neighbours in Torcross Road are respectful of it, and of all parking adjacent to drives. To conclude our objections are based on the impact to the local area, and the loss of benefit to this key parking space, that its removal will cause. The space is used effectively by many during the course of the day, and considering the size of it, the demand outweighs the request to install double yellow lines there."

7. The space between the end of the existing yellow lines and the dropped kerb is limited and cannot safely accommodate a vehicle without restricting the dropped kerb or parking on the yellow lines.
8. The local Ward Councillors have been consulted, and all three have responded supporting the proposal.
9. After careful consideration of the comments received from the statutory consultation and the thoughts of the local Ward Councillors, it is recommended that the Cabinet Member agrees to proceed with the proposed 'at any time' waiting restrictions on Torcross Road, Ruislip in Appendix B to this report.

Financial Implications

The cost associated with the recommendations to this report is estimated at £404 and will be managed within existing revenue budgets for the Transportation Service.

RESIDENT BENEFIT & CONSULTATION

The benefit or impact upon Hillingdon residents, service users and communities

The effect of installing the double yellow lines on Torcross Road will be that access and safety is maintained whilst maintaining parking for residents.

Consultation & engagement carried out (or required)

Consultation has been carried out on this proposal through a notice on site and in the local press. Local Ward Councillors have also been consulted.

CORPORATE CONSIDERATIONS

Corporate Finance

Corporate Finance has reviewed the recommendations to this report and concurs with the financial implications as set out above.

Legal

The Council's power to implement the proposed 'at any time' waiting restrictions on Torcross Road, Ruislip is set out in section 6 of the Road Traffic Regulation Act 1984. The consultation and order-making statutory procedures to be followed are set out in Schedule 9 of the Road Traffic Regulation Act 1984 and the Local Authorities' Traffic Orders (Procedures) (England and Wales) Regulations 1996. Consultation must also meet the standard set by established common law principles in public law, namely fairness and adequacy.

If the decision is taken to make the order introducing the proposed 'at any time' waiting restrictions, Part 5 of the Road Traffic Regulation Act 1984 and the Traffic Signs Regulations and General Directions 2016 set out the signage requirements, which must be observed.

In exercising any of the powers under the Road Traffic Regulation Act 1984, section 122 of the 1984 Act requires the Council to consider its statutory duty to secure the expeditious, convenient and safe movement of vehicular and other traffic (including pedestrians), and the provision of suitable and adequate parking facilities on and off the highway. These powers must be exercised so far as practicable having regard to the following matters:

- (a) the desirability of securing and maintaining reasonable access to premises;
- (b) the effect on the amenities of any locality affected and the importance of regulating and restricting the use of roads by heavy commercial vehicles, so as to preserve or improve amenities of the areas through which the roads run;
- (c) the national air quality strategy;
- (d) the importance of facilitating the passage of public service vehicles and of securing the safety and convenience of persons using or desiring to use such vehicles; and
- (e) any other matters appearing to the Council to be relevant.

Moreover, the Council has various statutory duties in relation to road safety, such as under section 39 of the Road Traffic Act 1988 and section 16 of the Traffic Management Act 2004, which are relevant when deciding on road traffic measures. To this end, the report states that the proposed waiting restrictions will improve forward visibility and promote road safety by keeping the area clear of parked cars.

Pursuant to established public law principles on consultation, the decision maker, when deciding whether to approve the recommendation to introduce the proposed waiting restrictions, must be satisfied that all consultation responses, which are set out within this report, including those that do not accord with the officer's recommendation, were conscientiously taken into account.

Regulation 13 of the Local Authorities' Traffic Orders (Procedures) (England and Wales) Regulations 1996 also requires the Council to consider all objections made. The Council must also be continuously mindful of its public sector equality duty under section 149 of the Equality Act 2010.

Property

There are no property implications resulting from the recommendations set out in this report.

Comments from other relevant service areas

None at this stage.

BACKGROUND PAPERS

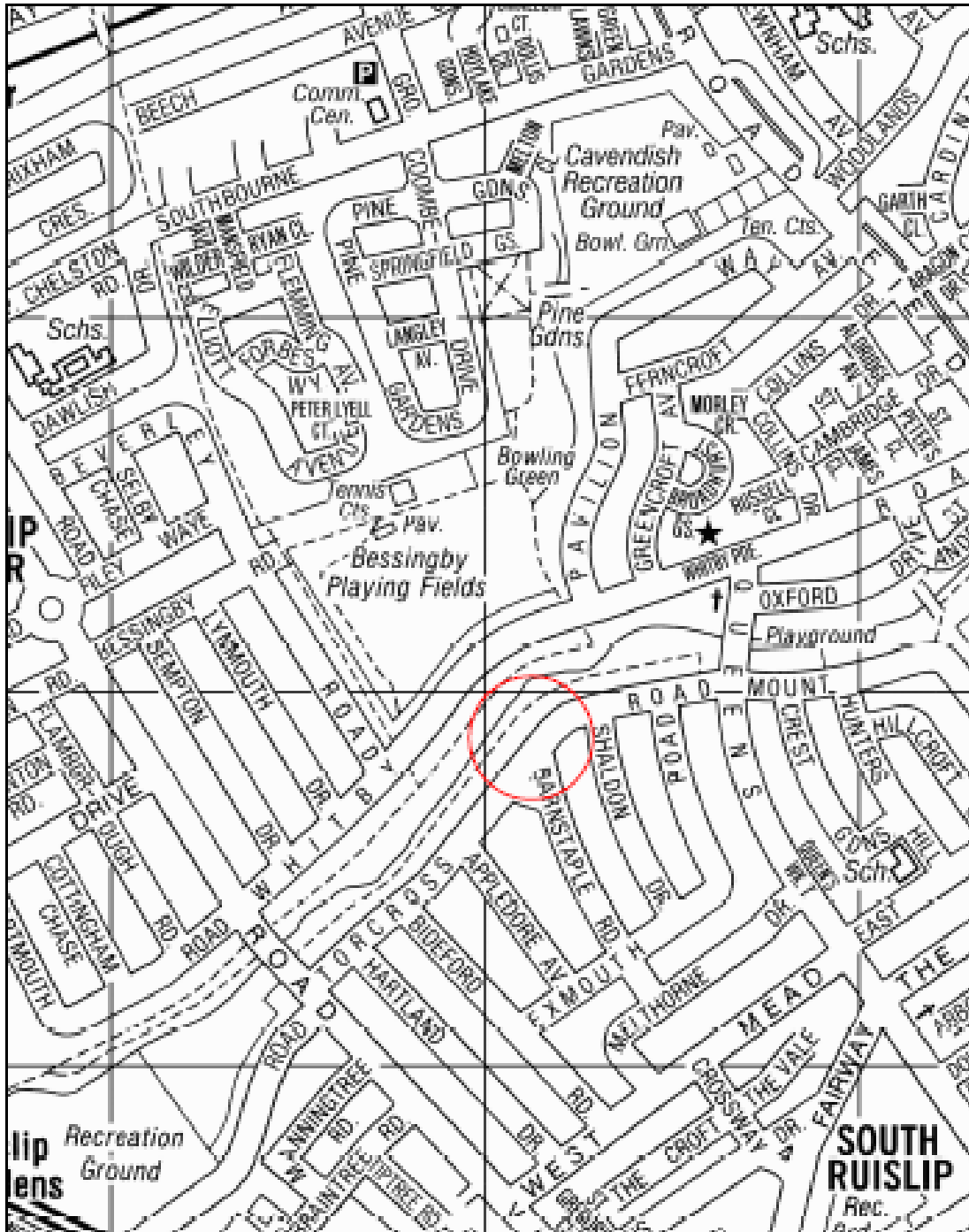
- Traffic order
- Objection email

TITLE OF ANY APPENDICES

Appendix A - Location Plan
Appendix B - Plan of Proposal

APPENDIX A - LOCATION PLAN

APPENDIX A



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 Torcross Road Ruislip

APPENDIX B - PLAN OF PROPOSAL

