

Parking and Access Management Strategy

This Parking and Access Management Strategy has been prepared by Hopwood Hall Estate Ltd, in respect of the restoration works at Hopwood Hall, Rochdale Road, Middleton, M24 6XH.

This strategy sets out how the parking and public access to the historic Hopwood Hall will be managed whilst protecting the Hall and ensuring cohesion and safeguarding between the site and the neighbouring Hopwood Hall College, in the short, medium and long term.

Short-term Parking and Access

During the early stages of Hopwood Hall's redevelopment, parking and access will be managed, as it has been, through existing infrastructure in collaboration with Hopwood Hall College. This will allow a controlled, limited and pre-determined engagement with visitors.

Access

Managed access for the public visiting Hopwood Hall will be regulated through an existing license agreement with Hopwood Hall College. The agreed access hours are 7:15 AM to 9:00 PM from Monday to Friday, and from 9:00 AM to 4:00 PM on Saturdays and Sundays. During these times and in coordination with the College's Facilities Department, visitors and deliveries will enter the Hall's ground through the main barrier. This arrangement will ensure the continued movement of vehicles to, from, and on, the site.

Parking

There will be 13 dedicated spaces allocated within Hopwood Hall's property boundary. These spaces will include eight spots outside the north entrance and five spaces within the internal courtyard, as shown in **BLUE** on **Figure 1**. The number of visitors, volunteers and staff will be carefully managed based on available spaces. At present, six spaces are available and seven additional spaces are being utilised by construction materials. As renovations progress and those materials are moved, the additional seven spaces will become available. Parking will be carefully managed, with guests required to pre-book their visit and parking space to ensure that the number of vehicles onsite does not exceed the available capacity ranging up to 13 spaces. These 13 spaces will accommodate staff, volunteers, and visitors.

As the Hall will initially operate with open hours up to three days a week, the proposed parking will be sufficient. Occasional events such as community gatherings or open days may require additional parking. These events will be scheduled outside of the College's regular hours (for example, on Saturdays or during summer holidays) and will be coordinated in advance with the College's Facilities office. It is anticipated that around six such events will be held each year during this initial phase of operation.

Medium-term Parking and Access

As the restoration of Hopwood Hall progresses, both parking capacity and the frequency of access will increase. The visitor engagement will be controlled whilst gradually expanding operations.

Access

The site's public operations will be extended to five days a week, still within the access arrangements provided by Hopwood Hall College. Coordination with the College's Facilities Department will continue for deliveries, ensuring efficient movement within the site. Guests will still be required to pre-book their visits, and the number of vehicles onsite will remain controlled.

Parking

In terms of parking, an additional seven spaces will be created outside the current security fence, bringing the total number of parking spaces to 20, as shown in **YELLOW** on **Figure 1** below. These additional parking spaces will be designed with sensitivity to the surroundings. The spaces will be constructed using green mesh reinforcement beneath the grass to ensure that they blend into the landscape and have no long-term impact on the setting of the Hall.

Visitor numbers will remain limited, with a maximum of 20 vehicles allowed on-site at any given time (including both staff and volunteers). Visitors will continue to pre-book parking to ensure capacity is not exceeded.

As the Hall begins to operate five days a week, community events will also increase in frequency. It is expected that around 12 events will be held annually, including two per quarter and four additional events during the summer holiday period. These events will be coordinated with the College's Facilities office.

Long-term Parking and Access

As the intention for the Hall is to become a full-time venue, a long-term parking and access strategy will be implemented. This will provide greater independence for Hopwood Hall while supporting increased visitor engagement in a sustainable manner.

Access

Ideally visitors to Hopwood Hall will be directed to access the site via Oaken Bank Road, rather than through the College campus. This independent access route, will alleviate traffic and congestion within the College grounds and provide further safeguarding. Deliveries and emergency vehicles will continue to use the main barrier access point coordinated with the College, as currently arranged.

Parking

Hopwood Hall will operate up to seven days a week at this stage, with a managed visitor booking system still in place to control parking and access. A new, green car park will be constructed to accommodate up to 32 additional vehicles, as shown in **ORANGE** on **Figure 1** below. This car park will be developed with a green infrastructure approach, using grass reinforcement techniques ensuring it is situated appropriately with the surrounding landscape, preserving the historic aesthetic of the Hall. Additionally an overflow car park, consisting of natural gravel, will be available on adjacent Council owned farmland for use during larger events or peak visitor times.

As the Hall's event schedule is intended to increase to accommodate higher visitor engagement, events will continue to be carefully managed. Awareness and coordination with the College's Facilities Department will continue to be standard practice and if any additional parking is needed on the College campus it will be approved in advance. This will ensure that visitor parking remains organised, with overflow parking utilised only when necessary.

Conclusion

This Parking and Access Management Strategy is designed to facilitate the phased development of Hopwood Hall whilst ensuring that vehicles to the site are managed. This strategy allows for the gradual increase of parking capacity and further safeguarding whilst protecting the historic character of the site.

As Hopwood Hall progresses to full-time operation, the long-term strategy will ensure sustainable access and parking solutions that support its growth whilst maintaining its historical significance.



Figure 1: Parking Strategy Plan