

Appendix 3 - Car Park Management

- 3.1. The privately operated car park at Coire Cas is the most popular access point for visitors to both the Cairngorm Ski Area and the wider Cairngorm Massif. For the purpose of the VMP the following car parks are included in the management system: Coire Cas car park - upper and lower car park, Coire na Ciste car park and Sugar Bowl car park (Appendix 1 Footpath & Utility Map 2).

The objectives of visitor management at the Coire Cas car park are:

- to promote visitor satisfaction and enjoyment of the visit;
- to manage the access roads and car parks in a way that ensures the efficient movement of visitors towards their chosen activity; and
- to manage the access roads and car parks to meet health and safety requirements.

- 3.2. The traffic management arrangements are designed to meet user and operational requirements. The Company will introduce a voluntary car park donation policy at Coire Cas. All revenue generated through this voluntary scheme will directly support the costs associated with site management including car park maintenance which will benefit all visitors to Coire Cas.
- 3.3. Due to the seasonal variations of use at the site and the operational challenges affecting car park management, the car park management regime reflects the ski season and summer season requirements. The car park management system is detailed in Table 3.1 below.

Table 3.1 - Car Park Management - Section 1 – Winter

Car Park	User	User Requirement	Operational Requirement	Operating Regime
Upper Coire Cas	Skiers, Borders General Tourists Activity confined to Within Ski Area Boundary	Safe parking and access to ski area facilities and funicular	Early morning snow clearing, route clearing throughout the day, shuttle bus drop off point emergency vehicle access	Supervised parking from 8.30am to dusk Shuttle pick up and turning point Relocated to top car park. Site management donation boxes located at Information reception and ranger base
Lower Coire Cas	Dedicated to Mountain users	Safe parking, access to the hills and facilities, overnight parking	Snow clearance from car park and route info	Supervised parking from 8.30am. Site management donation boxes located at information reception and ranger base
Coire na Ciste	Skiers, Boarders, sightseers	Safe parking access to ski area shuttle bus pick up point	Shuttle bus shelter and pick up point	Supervised parking Shuttle bus pick up and turning point
Sugar Bowl	Reindeer Company Mountain Users	Safe parking and crossing point	Clear road route for snow clearing	Charging policy at discretion of FE

Upper Coire Cas	Sightseers Visitors Organised Groups	Safe parking and access to funicular and ski area walks	Coach drop off point public bus stop	Supervised car park Voluntary contributions policy for all visitors to the car park. Funds dedicated to site management for the benefit of all visitors. Site management donation boxes located at information reception and ranger base
Lower Coire Cas	Mountain User Parking	Access to routes beyond ski area boundary	Possible visitor/coach overflow car park	As per winter arrangement
Coire na Ciste	Sightseeing Point, Mountain User Parking	Alternative access to hills (limited use)	Forest Enterprise Access and Reindeer Company access – Cairngorm staff access	Car park to remain open On going monitoring of use
Sugar Bowl	Reindeer Company Mountain Users	Reindeer enclosure access alternative access to hills	Forest Enterprise Reindeer Company & Visitors	Charging policy at discretion of Forest Enterprise

3.4 Car Park Management System - The Chairlift Company will continue to keep under review the option of introducing a commercial car park charging regime for the site

3.5 Commercial car park revenue charges are not a new concept either locally (Loch an Eilein and Glen More Forest Park) or internationally (ski areas in North America and the European Alps are introducing car park charges as additional sources of revenue). The Visitor Management Plan makes a key commitment towards improved site management and protection of the natural heritage and all revenue raised through voluntary car park donations at Coire Cas car park will contribute towards improved site management. The voluntary donation regime does not preclude the option to introduce commercial car park rates in order to meet future site improvements.

3.6 The principle of increasing car park charges to manage length of stay at Coire Cas and hence access onto the high hills is not proposed at this stage. An escalating system of charging is therefore proposed as a reserve measure. The monitoring system will continue to review patterns of visitor use and impacts under the operation of the funicular and “Closed system”. Monitoring evidence will trigger a review of management measures which may include car park charges.

3.7 Cairngorm Chairlift Company Ltd is a wholly owned subsidiary of the Cairngorm Recreation Trust. The Trust is a non profit distributing body and any profits generated by the activities of the Trust and the operating Company are reinvested in the management of the Cairngorm Ski Area. The revenue

generated from the car park will be reinvested in the management of the 598 hectare site leased by the Company from HIE. In the interests of equity it is proposed that the funds raised from car park charges will be dedicated to site management issues that impact on visitors. This revenue will contribute specifically to the following management activities:

- Footpath Maintenance and Environmental Works associated with VMP
- Monitoring scheme associated with the VMP
- Route Marking /Signage within the ski area
- Interpretive and information activity (accessible to all visitors) associated with site management including awareness of the “Closed system”
- Car park management and maintenance
- Rubbish collection and removal