

Agenda Item	9
Report No	SR/5/26

The Highland Council

Committee: Isle of Skye and Raasay

Date: 16 February 2026

Report Title: The Old Man of Storr Site Management - Parking Charge Review

Report By: Assistant Chief Executive - Corporate

1 Purpose/Executive Summary

- 1.1 To update Members on a proposal to increase parking charges at The Old Man of Storr site, effective from 1 April 2026, to maintain service standards, fund ongoing maintenance, and support future developments.
- 1.2 Current Charges: Up to 6 hours: £5; Up to 12 hours: £7.
- 1.3 Proposed Charges (from 1 April 2026): To increase the daily parking charges by £1 for both tariffs. Up to 6 hours: £6; Up to 12 hours: £8.
- 1.4 Local Parking Season Ticket: £11/month for Skye car parks – unchanged.
- 1.5 Off-street parking income after costs continues to be split 50:50 between the Area Committee and The Highland Council (THC), in accordance with Highland Council policy. The projected additional £49,131 off-street parking surplus will equate to approximately £24,000 additional Area revenue for investment in local area priorities.
- 1.6 In line with policy, On-Street parking income continues to be allocated to The Highland Council. Based on projected 2025/26 transactions, this uplift is expected to generate approximately £23,312 additional On-Street car parking revenue.

2 Recommendations

- 2.1 Members are asked to:-
 - i. **Consider** and **agree** the proposal to increase the daily parking charges at The Old Man of Storr site by £1 for both tariffs (up to 6 hours and up to 12 hours), effective from 1 April 2026; and
 - ii. **Agree** that the Local Parking Season ticket arrangement for Skye car parks remain unchanged.

3 Implications

- 3.1 **Resource:** Implications are discussed throughout this report. The Project Sponsor is the ACE – Corporate, supported by the Chief Officer – Revenues and Commercialisation, and the project is managed by existing resources within THC.
- 3.2 **Legal:** There are no legal implications arising from this report.
- 3.3 **Risk:** Risks continue to be managed through the Income Generation Project Board.
- 3.4 **Health and Safety (risks arising from changes to plant, equipment, process, or people):** There are no health & safety implications arising from this report.
- 3.5 **Gaelic:** The Storr has a particular opportunity to support Gaelic through effective promotion of Gaelic culture to visitors. The various initiatives include effective bilingual signage, site interpretation, the Storr website and social media page, and the development of high-quality materials with partnership initiatives such as the Skye Iconic Sites Project and engagement with local community trusts.

4 Impacts

- 4.1 In Highland, all policies, strategies or service changes are subject to an integrated screening for impact for Equalities, Poverty and Human Rights, Children's Rights and Wellbeing, Climate Change, Islands and Mainland Rural Communities, and Data Protection. Where identified as required, a full impact assessment will be undertaken.
- 4.2 Considering impacts is a core part of the decision-making process and needs to inform the decision-making process. When taking any decision, Members must give due regard to the findings of any assessment.
- 4.3 An Integrated Impact Assessment screening has been undertaken and the conclusions have been subject to the relevant Manager Review and Approval.
- 4.4 The Screening process has concluded that full impact assessments are not required. The Integrated Impact Assessment is published on the Council's website.

5 Background

- 5.1 Since the last review of parking charges in April 2023, significant investment has been made at The Old Man of Storr site to improve visitor facilities and site management, including new paths, toilets and motorhome waste provision, on-site staffing, welfare facilities, and the establishment of Ionad an Stòir retail. The site attracts high visitor volumes and requires a whole-site approach to remain safe, accessible, and financially sustainable.

6 Current and Proposed Charges

6.1 Current charges (2025/26)

Length of Stay	Charge
Up to 6 hours	£5.00
Up to 12 hours	£7.00

6.2 Proposed charges (from 1 April 2026)

Length of Stay	Charge
Up to 6 hours	£6.00
Up to 12 hours	£8.00

7 Financial Impact

7.1 Off-Street parking revenue - based on 2025/26 first six months' parking transactions, a £1 uplift across both tariffs is estimated to generate £49,131 additional off-street parking revenue per annum.

Net surplus continues to be split 50:50 between the Area Committee and THC, in accordance with Highland Council policy.

On-Street parking income allocation follows current Highland Council policy - based on projected 2025/26 transactions, this uplift is expected to generate £23,312 additional On-Street car parking revenue.

7.1.1 Ongoing reinvestment supported by parking income:

Purpose	Annual Amount
Path network maintenance and development	£40,000
Public conveniences operation (unbudgeted HC cost)	£32,000
Capital Loan repayment for Off Street parking	£31,500
Annual Waste recovery from toilets	£10,890
Capital from road improvements taken from On Street income	£7,500

8 Rationale for the proposed £1 adjustment

8.1 Car Park Management

Supports ongoing efforts to further improve car parking management at The Storr, including active investigations into increasing overall parking capacity at the site and exploring measures to enhance roadside traffic safety for visitors and road users.

This also includes examining the feasibility of deploying a dedicated carpark attendant at The Storr to assist with congestion management and visitor compliance. In addition, ensuring that all parking guidance, regulatory signage, and visitor information are clearly displayed on site will help reinforce tourist responsibilities and promote safe, responsible parking behaviours.

8.2 Whole-site Sustainability

Parking income funds essential services (paths, toilets, waste) and avoids pressure on core budgets, keeping the site self-financing.

8.3 Meeting Demand with Better Services

Recent investments include upgraded paths, toilets, motorhome waste provision, and Ionad an Stòir retail. A modest price change ensures charges reflect these improvements and the increased number of tourist visitors to Skye and Raasay.

8.4 Benchmarking

Where sites fund toilets, staffed operations, path upkeep, and environmental protections, charges are necessarily higher than “trailhead only” car parks. Fairy Pools moved from £6 to £8 in April 2025 for parking of cars, which sets a credible benchmark for serviced, high-footfall nature sites.

9 Summary

9.1 Parking income funds essential services like paths, toilets, and waste management, ensuring visitor safety and environmental standards.

The £1 increase reflects recent improvements, prepares for future developments, and supports responsible upkeep of Council-owned assets.

Designation: Assistant Chief Executive – Corporate

Date: 2 February 2026

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Background Papers: None

Appendices: Appendix 1 – Financial modelling for a £1 parking tariff increase at the Old Man of Storr (using a 2025/26 Projection)

Appendix 1 - Financial modelling for a £1 parking tariff increase at the Old Man of Storr. (using a 2025/26 Projection)

This appendix summarises the financial impact of a proposed £1 increase in parking charges at The Old Man of Storr. Two scenarios are compared: the projected 2025/2026 baseline and the proposed £1 increase

Off-Street Car Parking - No. of spaces 100

Scenario	Price (6 hrs)	Price (12 hrs)	Tickets Sold (6 hrs)	Tickets Sold (12 hrs)	Projected Total Revenue (£)	Projected Net Revenue (£)	Projected Increase in Net Revenue %
2025/2026 Projected Baseline	£5	£7	82,661	1,046	£359,253	£275,506	—
Increase by £1	£6	£8	82,661	1,046	£428,138	£324,638	15%
Additional						£49,131	

On-Street Car Parking - No. of spaces 40

Scenario	Price (6 hrs)	Price (12 hrs)	Tickets Sold (6 hrs)	Tickets Sold (12 hrs)	Projected Total Revenue (£)	Projected Net Revenue (£)	Projected Increase in Net Revenue %
2025/2026 Projected Baseline	£5	£7	22,402	910	£118,380	£90,780	—
Increase by £1	£6	£8	22,402	910	£141,692	£114,092	26%
Additional						£23,312	