WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Peter Barnett
FROM:	WSCC - Highways Authority
DATE:	18 June 2020
LOCATION:	29 Kings Walk, Shoreham-By-Sea, BN43 5LG
SUBJECT:	AWDM/0840/20 Approval of Details Reserved by Conditions: Condition 03 Schedule of Materials; Condition 07 Construction Method Statement of approved Planning Permission AWDM/0720/19.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	More Information
S106 CONTRIBUTION TOTAL:	n/a

This application has been dealt with in accordance with the Development Control Scheme protocol for small scale proposals which include up to 5 residential units or extensions to single units accessed from roads that do not form part of the Strategic Road Network (SRN). As such the comments provided by Planning Services should be considered to be advice only, with respect to this planning application.

This proposal has been considered by means of a desktop study, using the information and plans submitted with this application, in conjunction with other available WSCC map information. A site visit can be arranged on request.

This application seeks discharge of Conditions 3 and 7. Condition 3 relates to Schedule of Materials and as such no highways comments will be provided.

Condition 7 - Construction Management Plan
No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved Method Statement and shall be adhered to throughout the construction period. The Statement shall provide for:-
(i) the parking of vehicles of site operatives and visitors;
(ii) loading and unloading of plant and materials;
(iii) storage of plant and materials used in constructing the development;
(iv) the erection and maintenance of security hoarding;
(v) wheel-washing facilities;
(vi) measures to control the emission of dust and dirt during construction; and
(vii) a scheme for recycling/disposing of waste resulting from demolition and construction works.

The submitted Construction Management Plan document indicates that parking will be accommodated on site for operatives. Should on-site parking not be possible, then parking in adjacent roads will be permitted, adhering to parking restrictions and signage. Plant and materials will be safely unloaded within the site area and manoeuvred into a designated storage areas to ensure the site remains clear. Banksmen will be used to ensure safe manoeuvres. No materials will be unloaded or set down outside of the site area.
Hoarding will be erected to the frontage of the site and Heras fencing will be erected down the flanks of the site and where open spaces require protection.
Wheel washing facilities will be provided on site and any soil/muck on the wheels will be washed/cleaned away prior to vehicles accessing the public highway. Any soil/waste will be cleared from the footway and overspills from the highway prior to works commencing.

In principle, the LHA is satisfied with the proposed arrangements but would however request a site set-up plan demonstrating the location of material and plan storage areas, parking areas, wheel

washing facilities, loading/unloading areas and security hoarding, to ensure that these do not encroach on the public highway.

Please request this information from the applicant and re-consult.

Nicola Fry
West Sussex County Council – Planning Services