

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Marie O'Keeffe
FROM:	Highways, WSCC
DATE:	06/07/2026
LOCATION:	184 Manor Hall Road, Southwick, BN42 4NH
SUBJECT:	AWDM/0692/26 Demolition of existing garage and construction of new detached garage. Enlargement of existing side and rear extensions to form a wraparound extension with new monopitched roof.
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	Advice

This application has been dealt with in accordance with the Development Control Scheme protocol for small scale proposals.

WSCC in its role as Local Highway Authority (LHA) has been consulted on highway matters by the Local Planning Authority (LPA) for the proposed demolition of existing garage and construction of new detached garage, with enlargement of existing side and rear extensions to form a wraparound extension with new monopitched roof.

The site is accessed from Farm Way, an unclassified road subject to a speed restriction of 30 mph. No alterations are proposed to the existing vehicular access arrangement. In addition, the proposed development is not anticipated to give rise to a material intensification of use.

Regarding parking, a replacement garage is proposed – though it does not appear that either the existing or proposed garages are to be used for vehicle parking purposes. Existing hardstanding adjacent to the garage currently used for parking will be reduced in scale somewhat by the proposed extensions, which may result in the loss of one off-street car parking space. Consequently, this may result in one car needing to be parked on-street. Whilst no highway safety concerns would be raised in this regard, the LPA may wish to consider the potential impacts on on-street parking from an amenity point of view.

In summary, the LHA does not consider that this proposal would have an unacceptable impact on highway safety or result in 'severe' cumulative impacts on the operation of the highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 116), and that there are no transport grounds to resist the proposal.

Kyran Schneider
West Sussex County Council – Planning Services