WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Peter Barnett
FROM:	Stephen Gee Highways, WSCC
DATE:	18/10/18
LOCATION:	29, Cecil Pashley Way, Shoreham Airport, Lancing, West Sussex
SUBJECT:	AWDM/1132/18 Application for variation of Condition 2 of approved L/171/98 (warehouse with ancillary shop and office (including access road and parking) to permit aviation-related use of the premises for any purpose within Classes B1, B2 or B8.
DATE OF SITE VISIT:	
RECOMMENDATION:	☐ Advice ☐ Objection ☐ Modification ☑ No Objection ☐ More Information ☐ Refusal
S106 CONTRIBUTION TOTAL:	£ See below for breakdown.

Background

The site is located to the soutern boundary of Shoreham Airport with access provided onto Cecil Pashley Way (a private road) It is understood the applicand is seeking to vary condition 2 from a B8 (storage and distribution of pilots supplies) to a aviation related B1, B2 or B8 use.

Trip generation

No transport information has been supplied by the applicant so I have utilised TRICS assessment to form the basis of my response. The assessment shows that a B1 usage could generate 53 AM peak and 45 PM peak two way trips, a B1c 17 AM and 15 PM two way trips with B2 and B8 producing lower numbers still. The application site has an element of consented B1(a) so should this not be increased then no concerns are raised about the trip generation potential of the site.

Conclusion

No objection to the proposals is raised subject to a condition limiting the b1(a) use to the level detailed in the attached floor plan.

Stephen Gee
West Sussex County Council – Planning Services

Non Potable Water Supply
MAKERHOUSE
2404
OFFICE
OFFICE 121 sqm
CONSTRUCTION
NORTH ELEVATION
SOUTH ELEVATION
WEST ELEVATION
EAST ELEVATION
MAIN FLOOR PLAN
FIRST FLOOR PLAN
CANOPY DETAIL
ICOSTEEL
ASSOCIATES

Non-habitable extension
Main house
New
GROUND FLOOR PLAN
FIRST FLOOR PLAN
SOUTH ELEVATION
NORTH ELEVATION
WEST ELEVATION
EAST ELEVATION
CANOPY DETAIL
CONSTRUCTION
ASSOCIATES