Expires 31/3/08.

Development Control – Delegated Officer Report

Application Number: ADC/0071/08 **Recommendation – Permit Application**

Site: **83 First Avenue Lancing West Sussex BN15 9QF**

Proposal: **Vehicular access**

The Application

The application site is a mid-terrace house located on the east side of First Avenue, Lancing. The property has a large rear dormer and rear extension and a large garage/store at the rear of the garden opening onto an access track.
This proposal seeks permission to install a vehicular access fronting the property to allow the parking of vehicles off-street on a new frontal hardstanding.

Consultations and Representations

Consultations/Comments

WSCC- Highways & Transport — No Objections.

Third Parties

No representations have been received.

Contributors

No representations have been received.

Relevant Planning Policies and Guidance

Adopted West Sussex Structure Plan 2001-2016 (WSCC 2005): DEV4-5

Planning Assessment

Policies

Structure Plan policy DEV4 seeks to ensure development meets the travel needs it generates in a safe and convenient manner. Particularly part (b),(2), (vi) requires that development ensures 'safe and adequate access to the highway network'.

Access

There are many other vehicular accesses on First Avenue, many of which have been recently approved to ease the chronic number of cars that park on-street throughout the day. This access is no different to other recent approvals, including one at the adjoining house, No.85. It is considered that, although access to the highway will be through parked vehicles, it will help to ease on-street congestion and highway safety. County Transport Services have raised no objection to this proposal. It will thus not conflict with structure plan policy DEV4.

Recommendation

APPROVE for reason that :-

3PP: remove '...AT12 of the ADLP...'

Subject to:

1. C1Ci
2. C9Ai: '...splays shall be 1 metre by 1 metre...' remove '...AT12 of the ADLP...'
3. C9F: remove '...AT12 of the ADLP...'

amend C9F, not C9Ai

Case Officer:.....

Date:19/3/08.

PB 19/3/08