WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Peter Barnett
FROM:	WSCC - Highways Authority
DATE:	2 April 2020
LOCATION:	138 Old Fort Road, Shoreham-By-Sea, BN43 5HL
SUBJECT:	AWDM/0420/20 Approval of Details Reserved by Conditions of Application number AWDM/1362/18: Condition 3 - Materials Schedule; Condition 7 - Construction Method Statement.
RECOMMENDATION:	Advice

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.

West Sussex County Council, in its capacity as Local Highway Authority (LHA), have been consulted on discharge of conditions attached to approval AWDM/1362/18 (replacement dwelling). Condition 7 refers to provision of a Construction Method Statement and was not advised by LHA.

Nevertheless, the LHA note a Construction Phase Safety Plan has been provided which clarifies construction stage matters such as contractor parking (to be on site where space allows or legally on public highway), loading and unloading and material storage to be within the site (it is anticipated that this will be from the roadside for larger vehicles) and wheel washing (if required).

Considering scale of the development the type and frequency of construction related vehicles is not anticipated to result in a highway safety or capacity concern. Nevertheless, it is noted that no waiting restrictions are present on Old Fort Road. The applicant is advised to contact the Area Office Engineer to discuss any requirement for temporary traffic regulation order to temporarily cease the no waiting restrictions during deliveries/construction phase.

The plans and details pertaining to condition 7 are acceptable. The following informative should be included:

INFORMATIVE
The applicant is advised of the requirement to enter into early discussions with and obtain the necessary licenses from the Highway Authority to cover any temporary construction related works that will obstruct or affect the normal operation of the public highway prior to any works commencing. These temporary works may include, the placing of skips or other materials within the highway, the temporary closure of on-street parking bays, the imposition of temporary parking restrictions requiring a Temporary Traffic Regulation Order, the erection of hoarding or scaffolding within the limits of the highway, the provision of cranes over-sailing the highway.

Katie Kurek
West Sussex County Council – Planning Services