WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Jo Morin
FROM:	Highways, WSCC
DATE:	10/07/2024
LOCATION:	Development Site Corner of Brendon Road and South of 34 Pentland Road, Worthing
SUBJECT:	AWDM/0810/24 Construction of new 2 bedroom dwelling to south elevation of existing dwelling with associated bin and cycle storage. Application to vary condition 6 (existing hedge on south boundary) of approved AWDM/2323/21 to re-word the condition to: The existing hedge on the south site boundary shown on the approved plan shall be retained throughout the construction phase of the proposed dwelling and then removed and replaced by new hedging plants with a low water demand. If any of the new hedging plants die within 5 years of the completion of the new dwelling they shall be replaced using similar hedge planting'.
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	Advice
S106 CONTRIBUTION TOTAL:	£N/A

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

This application seeks a Variation of Condition 6 of approved application AWDM/2323/21 to reword the condition to "The existing hedge on the south site boundary shown on the approved plan shall be retained throughout the construction phase of the proposed dwelling and then removed and replaced by new hedging plants with a low water demand. If any of the new hedging plants die within 5 years of the completion of the new dwelling they shall be replaced using similar hedge planting". Such a change to the wording of the condition would not be anticipated to impact highway safety.

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 115), and that there are no transport grounds to resist the proposal.

Kyran Schneider
West Sussex County Council – Planning Services