

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Hannah Barker
FROM:	Highways, WSCC
DATE:	19/02/2026
LOCATION:	Development Site Of 11 West Street And Rear Hall, West Street, Shoreham-by-Sea
SUBJECT:	AWDM/0158/26 Application to Vary Condition 2 submitted drawings for wall materials, proposed levels, patio doors and North facing rooflight of approved AWDM/1846/22 ORIGINAL DESCRIPTION: Part demolition of former nightclub building and conversion into single dwelling house.
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 variation of Condition 2 of approved application AWDM/1846/22 (*Part demolition of former nightclub building and conversion into single dwelling house*), to allow for amendments to the approved plans.

For context, WSCC was a consultee for application AWDM/1846/22, raising no highway safety or capacity concerns. The Local Planning Authority (LPA) refused the application on grounds unrelated to highways, but a subsequent appeal was allowed.

In regards to the current Variation of Condition Application, the proposed amendments appear minor, only relating to wall materials, proposed levels, patio doors and rooflight. Such changes would not be anticipated to give rise to highway safety concern.

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