WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO:Peter Barnett
FROM:	WSCC - Highways Authority
DATE:	31 July 2019
LOCATION:	Unit 1 The Old Town Hall 142 Albion Street Brighton BN42 4AX
SUBJECT:	AWDM/0636/19 Alterations and extensions to facilitate change of use from offices to flats previously approved under application reference NOTICE/0011/17. Extensions comprise first and second floor rear extensions and provision of balconies and roof terraces plus formation of additional flat to provide total of 7 flats (5 x 2 bed and 2 x 2 bed) over 3 floors.
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	Advice
S106 CONTRIBUTION TOTAL:	N/A

The Local Highways Autority (LHA) has commented previosly on an application at this site in 2017 under NOTICE/0011/17. In principle there would be no chnages to the comments made in 2017, these are summarised below.

No traffic flow information has been provided with the current application. However from experience of other similar proposals, the LHA recognise that offices generate more vehicle movements compared with residential developments. As such, there is no expectation for this proposal to give rise to any increase or material change in the character of traffic in the vicinity of the site.

The existing parking area for the offices is included within the red edging. The prior notification process does not enable parking provision or other matters relating to accessibility to be considered. Nevertheless, it would appear that some parking is to be retained for the residential use.

If achievable it would be advised to provide a secure and covered communal cycle parking provision, large enough to store at least 3 cycles, in the interests of sustainability. Such a provision can be secured via condition with plans and detailed submitted to and approved by the Local Planning Authority.

Jamie Brown
West Sussex County Council – Planning Services