

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Amanda Haslett
FROM:	WSSC – Highways Authority
DATE:	5 March 2026
LOCATION:	95 Downlands Avenue Worthing BN14 9HF
SUBJECT:	AWDM/0179/26 Single storey rear extension with first floor roof terrace above including side screening; conversion of garage to habitable room with new window.
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.

This application is for single storey rear extension with first floor roof terrace above including side screening; conversion of garage to habitable room with new window. The site is located on Downlands Avenue, an un-classified road subject to a speed limit of 30mph.

The proposal will not result in any additional bedrooms for the existing three-bedroom dwelling. No alterations to the existing access arrangements are proposed. The proposal will result in the loss of the existing garage. At least two parking spaces will remain to the site frontage. As such, the proposal has the potential to result in an overspill parking demand which would have to be accommodated on-street. The LHA would not raise any highway safety concerns to additional on-street parking in this location, however the LPA may wish to consider the potential impacts of this proposal on on-street parking from an amenity point of view.

Conclusion

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.

Nicola Elliott
West Sussex County Council – Planning Services