WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Hannah Barker
FROM:	Highways, WSCC
DATE:	06/02/2019
LOCATION:	2A Old Shoreham Road Southwick West Sussex BN42 4HS
SUBJECT:	AWDM/0070/19 Change of use from Use Class A1 (shop) to beauty salon
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	☑ Advice ☐ Objection ☐ Modification ☐ No Objection ☐ More Information ☐ Refusal
S106 CONTRIBUTION TOTAL:	£N/A

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.

This proposal is for the change of use of existing A1 shop to beauty salon (sui generis use). The site is located on Old Shoreham Road, an A-classified residential road subject to a speed limit of 40mph.

Whilst the site benefits from an existing access onto Kingston Lane, no off-street parking is proposed for the beauty salon use. All customer parking will take place on street as is the existing practice for the A1 use. Whilst on-street car parking is limited in the immediate vicinity there are comprehensive parking restrictions prohibiting vehicles from parking in places that would be detriment to highway safety. We would not consider that highway safety would be detrimentally affected through the proposed nil car parking provision. However, the LPA may wish to consider the potential impact of additional on-street parking from an amenity point of view. Given that the existing A1 use had no parking provision for customers, existing visitors to the shop would have likely been by foot and considering that no parking is possible for the proposed use, the LHA anticipate that the level of traffic generated would be of a similar nature.

Conclusion

The Local Highway Authority (LHA) does not consider that this proposal would have 'severe' impact on the operation of the Highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 109), and that there are no transport grounds to resist the proposal.

Nicola Fry
West Sussex County Council – Planning Services