WEST SUSSEX COUNTY COUNCIL **DATE: 28/05/2012**
STRATEGIC PLANNING CONSULTATION

FROM: Ian Hayward **TO: Adur & Worthing Councils**
FAO: Matthew Porter

SUBJECT: AWDM/0507/12 - Wayfinding signage incorporating road and premises directions across Lancing Business Park - 27 signs in total.

Across Lancing Business Park, Marlborough Road, Commerce Way, Peter Road, Lancing, West Sussex

CONSULTATION DATE: 15/05/2012

RECOMMENDATION:

Advice	✓	**Modification**	✓	**More Information**	
Objection		**No Objection**		**Refusal**	

S106 contribution: £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 Local Development 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 map information.

This application seeks consent to erect a total of 27 way finder signs at various locations around Lancing business park adjacent to Western Road, Blenheim Road, Spencer Road, Winston Road, Marlborough Road, Chartwell Road, Commerce Way and Peters Road. All apart from Peters Road are maintained at the public expense. None of the proposed signage will be illuminated.

WSCC does not support applications for the placement of directional signs, such as these, when they will be placed on land that is considered to be publicly maintained highway.

Upon inspection of the plans provided it would appear that four of the proposed signs will be placed on land designated as public highway (Signs 9, 14, 19, 27). I would request that the application is modified so that these signs are not placed in land considered to be publicly maintained highway.

It is noted that signs 29, 30 and 31 are replacement welcome signs located at the entrance to the business park on land considered to be publicly maintained highway. As these are not directional signs the Local Planning Authority should ensure that the existing signs are covered by a licence. Providing this is the case no concern would be raised from the highways perspective. While inspecting the documents provided it does also appear that the location for sign 31 in the 'Full Signage Proposal for 2012' is different from the 'Sign 31 Location Plan'.

The remaining proposed signs (2, 4, 5, 7, 8, 10, 11, 12, 13, 16, 17, 18, 20, 21, 22, 23, 24, 25, 26 & 28) would appear to be placed in location not considered to be publicly maintained highway and are acceptable in highways terms. It should however be noted that the

placement of signs 18 & 21 according to the plan provided would appear to be acceptable, however form the photo supplied in the 'Full Signage Proposal' there would appear encroachment onto highway land. I would ask that the location as per the plans is used for positioning these signs. In addition sign 12 does overhang land considered to be publicly maintained highway and therefore will require a licence.

In summary WSCC, at the highways authority would not be able to support the locations for 4 of the proposed signs as they will be placed in land that is considered to be publicly maintained highway. I would request that the locations of these signs are modified and WSCC re-consulted on this application. Some clarification on the placement of signs 18 and 21 is also required to ensure they are not positioned in locations which are considered public highway.

INFORMATIVE
Before the commencement of any operation, the applicant is advised to contact West Sussex County Council (Tel no: 01243 642105 or email street.works@westsussex.gov.uk) to obtain a Section 177 Licence under the Highways Act 1980 to cover any structure that overhangs the highway.

Ian Hayward
Strategic Planning