From:	planninghighways@westsussex.gov.uk
Sent:	18 August 2023 11:16
To:	planning@adur-worthing.gov.uk
Subject:	Response To Application Number AWDM/1072/23 at First Floor 84 Crabtree Lane Lancing West Sussex BN15 9PJ
Attachments:	Response_AWDM-1072-23.pdf
Flag Status:	Flagged

Please could the attached response be distributed to the relevant case officer.

Regards

Kyran Schneider

Please do not reply directly to this email.

Any formal reconsultation on the application should be directed to SULocalDevelopment@westsussex.gov.uk but the responding officer can be contacted directly via email if there are any questions relating to this response.

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WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Eve Hearsey
FROM:	WSCC - Highways Authority
DATE:	18 August 2023
LOCATION:	First Floor, 84 Crabtree Lane, Lancing, BN15 9PJ
SUBJECT:	AWDM/1072/23 Change of Use from first floor offices to a residential flat (C3)
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	Advice
S106 CONTRIBUTION TOTAL:	N/A

This application has been dealt with in accordance with the Development Control Scheme protocol for small scale proposals.

This application is for the change of use from first floor offices to residential flat (C3). The site is located on Crabtree Lane, a C-classified road subject to a speed restriction of 30 mph.

No vehicular access is associated with this site. The proposed change of use from offices to a single residential unit is not anticipated to give rise to a material intensification of movements to or from the site.

No vehicular parking is proposed, as per the existing arrangement. Under WSCC Parking Standards, two parking spaces would be expected for a dwelling of this size. As such, parking would have to be accommodated on-street. The LHA does not anticipate that the existing nil car parking provision would lead to a highway safety concern or parking capacity issue in this location, but the LPA may wish to consider the potential impacts on on-street parking from an amenity point of view.

No details of cycle parking have been provided. The LHA would request that secure cycle parking provision for at least two bicycles be provided in accordance with WSCC Parking Standards, if there is space within the site to do so.

The site is situated in a sustainable location within walking/cycle distance of local services and amenities. Regular bus services are available from Crabtree Lane/North Road, whilst Lancing Train Station is located approximately 600m south of the site.

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 111), and that there are no transport grounds to resist the proposal.

Kyran Schneider
West Sussex County Council – Planning Services