WEST SUSSEX COUNTY COUNCIL **DATE: 20/03/2018**
COUNTY HIGHWAYS CONSULTATION RESPONSE

FROM: **Jodie Wilkes** **TO:** **Adur & Worthing Councils**
FAO: **Peter Barnett**

SUBJECT: **AWDM/0138/18- Conversion of 1 no. 4 bed bungalow to 1 no. 3 bedroom and 1 no. 1 bedroom dwellings with two car parking spaces at front.**

13, Manor Hall Road, Southwick, Brighton, West Sussex

RECOMMENDATION:

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

S106 contribution total (see below for breakdown): £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 WSCC map information. A site visit can be arranged on request.

I refer to your consultation in respect of the above planning application and would provide the following comments.

The amended plans show an alternative boundary treatment to the front of the property.

The access is of sufficient width to allow two vehicles to park on the associated hardstanding.

The LHA advises that the diagonal wall in the hardstanding to the right of the parking area is not required to allow pedestrian visibility; the area is purely required to be kept free of obstructions/planting etc. exceeding 0.6m in height to achieve adequate pedestrian visibility.

The right hand side diagonal wall may be removed by the applicant should it not be serving any alternative purpose. The wall on the left hand side is considered acceptable. The LHA are satisfied that the plan submitted however does outline that pedestrian visibility can be achieved from this access point.

For all relevant conditions please see my previous response. There are no highways safety concerns with the proposed.

Jodie Wilkes
West Sussex County Council- Planning Services