WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur & Worthing Councils FAO: Hannah Barker
FROM:	Highways, WSCC
DATE:	15/06/2018
LOCATION:	94, Cokeham Lane, Sompting, Lancing, West Sussex
SUBJECT:	AWDM/0711/18 Demolition of existing conservatory and construction of part two-storey, part single-storey rear extension with cat slide roof and side dormer to north elevation. Provision of new garage to the south of the property.
DATE OF SITE VISIT:	
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 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 proposal does not seek to reduce the existing parking arrangement or materially intensify the demand generated by this site. Therefore the garage would enable an additional parking provision over the current parking space serving the property.
The extensions provide an additional bedroom at the property, however this would not be anticipated to generate a severe concern and furthermore, on street parking provisions are also available within the vicinity of the site.

To be in line with WSCC parking standards, the garage floor space should measure 3m x 6m for a single garage space- this enables space for cycle parking to be included. For double garage spaces this can be constructed to 6m x 6m dimensions.

The application form does not outline specifically how many parking spaces are proposed within the garage; however there appears space within the garden curtilage to accommodate for the required dimensions.

Based on the above considerations, the LHA raise no Highways Safety concerns with the proposed garage based upon the existing parking being unaffected by the proposal and the proposed not increasing demand over the existing arrangement.

Car parking space (details required)

No part of the development shall be first occupied until the car parking spaces have been constructed in accordance with plans and details submitted to and approved in writing by

the Local Planning Authority. These spaces shall thereafter be retained at all times for their designated use.

Reason: To provide car-parking space for the use.

Jodie Wilkes
West Sussex County Council – Planning Services