WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Adur Worthing Council FAO: Marie O'Keeffe
FROM:	Highways, WSCC
DATE:	20/08/2018
LOCATION:	Craigweil Dental Practice Grand Avenue Lancing West Sussex BN15 9PS
SUBJECT:	AWDM/0953/18 Single storey side extension to existing dental surgery to form new entrance with disabled access, additional dental surgery spaces, enhanced reception, with patient waiting area and toilet facilities
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	☐ Advice ☐ Objection ☐ Modification ☑ No Objection ☐ More Information ☐ Refusal
S106 CONTRIBUTION TOTAL:	N/A

This planning application is for a single storey side extension of 62m^2 to the existing dental surgery to form a new entrance with disabled access, additional dental surgery spaces, enhanced reception, with patient waiting area and toilet facilities.

The proposals are not considered to significantly increase trips to or from the property given the size and nature of the changes. A proportion of the floors pace is associated with providing enhanced facilities (new entrance, enhanced reception and waiting area and toilet facilities) rather than an intensification of use. A new surgery space is proposed and therefore trips may increase slightly but these are not considered to be significant nor warrant a reason for refusal.

The two existing car parking spaces accessed from Grand Avenue are retained and the applicant is proposing a new cycle parking store. Further details of the cycle parking store should be secured via condition.

Steven Shaw
West Sussex County Council – Planning Services