T.P. OFFICE COPY

BOROUGH OF WORTHING
DEPOSITED
TP REF NO
WB / /

Town & Country Planning Solutions

PLANNING & DEVELOPMENT CONSULTANTS

Demolition of existing buildings and erection of 23 flats together with associated parking and access at 84 – 92 Heene Road, Worthing, West Sussex
Proposed variation of condition no. 3 of permission no. WB/03/00842/FULL
(as varied by planning permission no. WB/04/01147/FULL)

Planning Statement

Town and Country Planning Solutions Ref No: TCPS 462
Worthing Borough Council Ref No: WB/03/00842/FULL and WB/04/01147/FULL
February 2011

Sandhills Farmhouse Bodle Street Green East Sussex BN27 4QU
Tel 01435 830923 Fax 01435 830021 Mobile 07813 831379 tcps@talk21.com
VAT Reg. No. 793 017326

Contents		Para Nos.	Page
1.	Introduction	1.1 – 1.5	3
2.	Proposed varied parking arrangements	2.1 – 2.6	5
3.	Planning considerations	3.1 – 3.8	7
4.	Reasons for granting permission	4.1 – 4.4	10

Appendices

1. Planning permission no. WB/03/00842/FULL.
2. Map of local bus routes and timetables.
3. Map of Controlled Parking Zone within Worthing.

1 Introduction

1.1 This planning application is submitted on behalf Roffey Homes Ltd. It relates to land at 84 – 92 Heene Road, Worthing, where planning permission has been granted for the erection of 23 flats with associated parking and access arrangements.

1.2 Planning permission no. WB/03/00842/FULL was granted on 1st March 2004 subject to 16 planning conditions. Subsequently, on 13th December 2004, the Borough Council granted revised details in relation to one of the two proposed apartment blocks. Although this was the subject of a separate planning permission (no. WB/04/01147/FULL) and the decision notice lists the approved amended drawings, it is directly linked to planning permission no. WB/03/00842/FULL by condition. Indeed, the single planning condition imposed on the revised scheme (in relation to apartment Block A) confirms that the development can only be carried out in accordance with the conditions imposed on the original consent.

1.3 The revised planning permission also had the effect of amending planning condition 14 of the original planning permission in relation to the scheme drawings approved by the Borough Council as part of the redevelopment scheme.

1.4 This Planning Statement accompanies a planning application which seeks to vary planning condition no. 3 of the original planning permission in order to provide for alternative parking arrangements and in particular, the deletion of the previously approved basement parking level. These revised parking arrangements will require minor elevational changes at the rear of the 'Block A' apartment building and therefore, a separate 'non-material amendment' application has also been submitted in relation to the revised planning permission.

1.5 In addition to describing the nature of the proposed changes, this Planning Statement explains the planning considerations that have

been taken into account in preparing and submitting the planning application. The final section contains a summary of the reasons for granting permission for the alterations sought.

2. The Proposed Amendments

2.1 This application is accompanied by drawing no. 4387/17A. Elevational drawing no. 4387/18A has been submitted for information only. These are 'comparative' drawings showing both the site layout and elevational details (of apartment building A) as approved together with the revisions as now proposed.

2.2 As shown on drawing no. 4387/17A, the proposed changes relate to;

- The omission of the approved basement parking level of apartment building Block A.
- The omission of the approved vehicular access to the basement parking area at the rear of Block A together with the retention of existing ground levels (rather than the lowering of ground levels at the rear as previously approved) and
- The proposed relocation of bin and cycle storage facilities (to the rear of apartment building Block B), as these are displaced by the omission of the basement parking area.

2.3 Although the subject of a separate application for non material amendments and as shown on comparative drawing no. 4387/18A, the revised parking arrangements would also require minor elevational changes comprising;

- The removal of the vehicle entrance to the basement level at the rear and the retention of existing ground levels.
- The insertion of a rear pedestrian entrance door in place of a window in the hallway leading to ground floor flat no. A3 and
- The omission of the balcony to flat no. A3 and its replacement with a ground level patio area.

2.4 Initially, the layout plan drawing permitted as part of planning application no. WB/03/0842/FULL (drawing no. 4387/05G) provided for 24 garages and 2 car parking spaces (a total of 26 car spaces), but this

was subsequently amended in the revised scheme (the subject of planning permission no. WB/04/01147/FULL) to provide 23 garages and 4 car parking spaces (a total of 27 car spaces as shown on approved drawing no. 4387/05J). The proposal is to provide 20 car spaces (including a space reserved for a disabled driver) as shown on the proposed site layout on drawing no. 4387/17A. This drawing also shows the revised position of the proposed cycle and bin storage arrangements to the rear of apartment building Block B.

2.5 Planning permission no. WB/03/0842/FULL is reproduced in appendix 1 attached. Planning condition 3 currently states that;

"No dwelling shall be occupied until the parking spaces and garages shown on the approved plans have been provided and constructed. The parking facilities and garages so provided shall not thereafter be used for any purpose other than the parking and garaging of vehicles connected with the development".

2.6 It is proposed that the planning condition should be varied to state that;

"No dwelling shall be occupied until the 20 parking spaces shown on the proposed site layout drawing no. 4387/17A have been provided and constructed. Once provided, these parking spaces shall not thereafter be used for any purpose other than the parking of vehicles connected with the development".

3. Planning Considerations

3.1 Since the original planning permission was granted in March 2004, the proposed apartment development has been seriously affected by the recession and depressed housing market conditions. The approved redevelopment scheme at 84 – 92 Heene Road would substantially enhance the character and appearance of the site and that of the surrounding area, but although partly implemented, in its present form it is not viable to complete due to the substantial costs associated with the excavation works required to construct the approved basement parking area.

3.2 The site is within a sustainable urban location to the west of Worthing town centre. As demonstrated by the information contained in appendix 2 attached, there are convenient and relatively frequent bus services nearby with good connections to both the town centre and railway stations. The demand for parking spaces on this particular site is therefore, expected to be reduced by its central urban location and ease of access in relation to bus services and other local facilities.

3.3 The apartments have been designed as 'active retirement homes' and although not the subject of any planning limitation, they are likely to be marketed to those of 55 years of age and above. Based upon their experience from developing similar active retired apartment flats elsewhere within Worthing, Roffey Homes anticipate that car use/ownership levels would be relatively low and where garages are provided, they are often used for domestic storage if the owner does not have a car. The deletion of garaging from the scheme can ensure that the car spaces provided are only used for car parking and this can be secured by the varied planning condition.

3.4 Saved Policy TR9 of the adopted Worthing Local Plan sets out various criteria for helping to assess the amount of parking needed to serve new development (based upon maximum standards contained in the Council's Parking Standards and Transport Contributions

Supplementary Planning Guidance published in 2005). The policy confirms that a reduced amount of parking can be permitted on sites within central areas subject to such factors as the availability and proximity of alternative means of transportation.

3.5 The use of such measures as limiting car parking to encourage reduced car use has been carried forward into the Council's Submission Core Strategy (April 2010) in combination with improving walking and cycling networks between the town centre and suburbs (draft Policy 19).

3.6 Although the Coalition Government has recently announced that 'maximum' parking standards should no longer apply, there remains a commitment to encourage reduced car use for environmental reasons. In addition, while PPG13 (Transport) has recently been partly amended, there remains a national commitment that developers should only provide as much parking as they consider appropriate and necessary to serve development proposals.

3.7 The amount of parking would be reduced from a total of 26 car and garage spaces as originally approved (or 27 as approved in the revised scheme) to 20 car spaces. This would however, remain sufficient to serve the proposed development in light of the factors referred to above. The spaces would only be used for the parking of cars (as no garages are now proposed) and existing on-street parking restrictions around the site would continue to discourage any long term over-spill parking from the site (as illustrated by the annotated map contained in appendix 3 attached, Heene Road is within the Controlled Parking Zone, which operates in and around Worthing Town Centre).

3.8 The proposed revised location for the bin and cycle storage (shown on drawing no. 4387/17A) would be no less convenient than its original approved location within the basement area of Block A and, in its revised position, it would remain concealed from any public viewpoints. The refuse/recycling bins would be stored within an enclosed

compound area which would prevent any unacceptable loss of amenity to neighbouring occupiers.

4. Reasons for Granting Planning Permission

4.1 Circumstances relating to the viability of the completion of 23 flats on the site have been seriously affected by the recession and depressed housing market. The construction of basement parking below apartment Block A on the site would in particular, require both costly excavations and construction As well as creating the additional expenses of disposing of excavation material off site.

4.2 This significant constraint can be overcome by deleting the approved basement parking and retaining the existing ground levels. While the amount of parking provision would be reduced from 26/27 to 20 spaces, no garages would now be included. This would enable an amended planning condition to ensure that all the space provided is utilised for car parking.

4.3 The site is within a central urban location with easy access to bus services and facilities and while national planning guidance has moved away from setting maximum car parking standards, there remains a need to encourage reduced car use for environmental reasons. From experience, the Developer is satisfied that sufficient parking space will be provided to meet the target market of retirement housing and the revised cycle and bin storage arrangements will not give rise to demonstrable harm.

4.4 The proposed variation to condition no. 3 of planning permission no. WB/03/00842/FULL would enable the redevelopment scheme to be completed so as to enhance the appearance of the site and make a positive contribution to the street scene.

APPENDIX 1

Worthing
BOROUGH COUNCIL

Awarded for excellence

Portland House
Richmond Road
Worthing BN11 1LF

APPLICATION NO. WB/03/00842/FULL

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT PROCEDURE ORDER 1995

Town And Country Planning Solutions
Sandhills Farmhouse
Bodle Street Green
East Sussex BN27 4QU

PROPOSAL: Demolition of existing buildings and erection of 23 flats with associated parking and access

LOCATION : 84-92 Heene Road Worthing

DATE REGISTERED 14th July 2003

APPLICANT : Roffey Homes Ltd

WORTHING BOROUGH COUNCIL, under the above Act and Order, gives you notice that its decision upon your application described above and in plans which accompanied the application, or as subsequently amended prior to consideration, is to

GRANT PERMISSION subject to the following conditions:-

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

   Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

2. No development shall take place until details of the screen walls and fences have been submitted to and approved in writing by the Local Planning Authority. No dwelling shall be occupied until such screen walls or fences as may be agreed have been erected.

   Reason: In the interests of amenity.

Cont...

Dated : 1st March 2004

Assistant Director (Planning Services)

Note: Your attention is drawn to the notes and information overleaf.

3. No dwelling shall be occupied until the parking spaces and garages shown on the approved plans have been provided and constructed. The parking facilities and garages so provided shall not thereafter be used for any purpose other than the parking and garaging of vehicles connected with the development.

   Reason: To ensure that adequate provision is made for parking vehicles clear of the highway.

4. The building shall not be occupied until the crossing between the boundary of the site and the adjoining carriageway has been laid out and constructed to a specification to be agreed in writing with the Local Planning Authority.

   Reason: In the interests of highway safety.

5. The access from the site to the public highway shall be designed, laid out and constructed with visibility splays and sight lines in accordance with plans and details to be submitted to and approved in writing by the Local Planning Authority before any building or use authorised by this permission is commenced.

   Reason: In the interests of highway safety.

6. No development shall take place unless and until a scheme for the suppression of dust during demolition and construction has been submitted to and agreed in writing by the Local Planning Authority. The scheme as may be agreed shall be implemented throughout the entire course of demolition and construction unless otherwise agreed in writing by the Local Planning Authority.

   Reason: To safeguard the amenities of the occupiers of neighbouring properties.

7. No work for the implementation of the development hereby permitted shall be undertaken on the site on Sundays or on Bank or Public Holidays. On all other days such work shall only be implemented between the hours of 8.00 a.m. and 6.00 p.m. inclusive.

   Reason: To safeguard the amenities of the occupiers of neighbouring properties.

Cont...

Heene Rd

WB/03/00842/FULL

8. No development shall take place unless and until there has been submitted to and approved in writing by the Local Planning Authority a scheme of hard and soft landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection during the course of development. All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner. Any trees or plants which, within a period of 5 years from the completion of the development, die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species, unless the Local Planning Authority gives written consent to any variation. All hard landscaping shall be provided prior to the occupation of the development hereby permitted.

Reason: In the interests of amenity and of the environment of the development.

9. The development hereby permitted shall not commence unless and until a schedule of materials and finishes to be used for the external walls and roof of the proposed building have been submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall be completed fully in accordance with the agreed materials.

Reason: In the interests of visual amenity.

10. The windows on the south elevation of Block A hereby permitted shall be obscure glazed and fitted with restricted opening to prevent overlooking with precise details to be submitted to and approved in writing with the Local Planning Authority. The approved windows shall be installed in accordance with the approved details and shall not subsequently be altered in any way without the prior consent of the Local Planning Authority in an application on that behalf.

Reason: To protect the amenities and privacy of the occupiers of the adjoining property.

11. Provision shall be made for combined aerial facilities to serve all flats within the development hereby permitted.

Reason: In the interests of visual amenity.

12. The development hereby permitted shall not commence unless and until details of the proposed foul and surface water drainage and means of disposal have been submitted to and approved in writing by the Local Planning Authority. No building shall be occupied until all drainage works have been carried out and completed in accordance with such details as may be approved by the Local Planning Authority.

Cont...

Reason: To ensure that the proposed development is satisfactorily drained.

13. Before any of the dwellings hereby permitted are occupied, drying areas and dustbin enclosures shall be provided in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: To safeguard the appearance of the development and the amenities of the area.

14. This permission relates to the amended plans submitted on 14 November 2003 and not to the plans originally submitted.

Reason: For the avoidance of doubt and because the scheme as originally submitted was unacceptable to the Local Planning Authority.

15. The design and siting of the bay windows and the precise design of the dormer windows on the front elevation of Block A are not hereby approved. Prior to the commencement of development revised plans shall be submitted to and approved in writing with the Local Planning Authority.

Reason: The submitted plans are not considered acceptable in relation to these elements and would affect the overall design quality of the development.

16. The design of the dormer window on the west elevation (2 ½ storey element), porch and two storey bay feature on Block B are not hereby approved. Prior to the commencement of development revised plans shall be submitted to and approved in writing with the Local Planning Authority.

Reason: The submitted plans are not considered acceptable in relation to these elements and would affect the overall design quality of the development.

INFORMATIVE

The decision to grant planning permission has been taken having regard to the policies and proposals in the adopted Worthing Local Plan 2003, the adopted West Sussex Structure Plan 1993 and the West Sussex Structure Plan 2001 – 2016 Deposit Draft set out below, and to all relevant material considerations, including Supplementary Planning Guidance:

Adopted Worthing Local Plan 2003

BE1 – Design Quality
BE2 – Materials and Detailing
TR9 – Parking Requirements for Development
H2 – Housing Mix and Density
H18 – Amenity of Residents

Adopted West Sussex Structure Plan 1993

G1 – The primary importance of protecting and improving the environment
G5 – Design and impact of development
B2 – Town Cramming
T14 – Access requirements for development
H3 – Dwelling size

West Sussex Structure Plan 2001 – 2016 Deposit Draft

CH1 – Character
DEV1 – High quality development
DEV4 – Travel needs and choices
DEV5 – Parking provision

This information is only intended as a summary of the reasons for grant of planning permission. For further details on the decision please see the application report which is available from the Planning Reception at Portland House, Richmond Road, Worthing.

APPENDIX 2

Main Bus Routes in Worthing

Lancing • Hospital • Town Centre • West Durrington

the Mpulse

easy

MONDAYS TO SATURDAYS except Public Holidays

											then frequently (at least every 10 mins) until				
Lancing Crabtree Parade	0627	0647	0707	0727	0737		0747	0757		0807		1747	1757	1807	1817
Lancing North Road Shops ≠	0630	0650	0710	0730	0740		0750	0800		0810		1750	1800	1810	1820
Cokeham Road Berriedale Drive	0633	0653	0713	0733	0743		0753	0803		0813		1753	1803	1813	1823
Western Road Carnforth Road	0636	0656	0716	0736	0746		0756	0806		0816		1756	1806	1816	1826
Worthing Hospital	0645	0705	0725	0745	0755		0805	0815		0825		1805	1815	1825	1835
Worthing Marine Parade (arr)	0651	0711	0731	0751	0801		0811	0821		0831		1811	1821	1831	1841
Worthing Marine Parade (dep)	0655	0715	0735	0755	0805	0805	0815	0825	0825	0835		1815		1835	
Goring Road Wallace Avenue	0707	0727	0747	0807	0817	0817	0827	0837	0837	0847		1827		1847	
Durrington Tesco	0717	0737	0757	0817	0827	0827	0837	0847	0847	0857		1837		1857	
West Durrington Carisbrooke Drive	0721	0741	0801	0821	0831	0831	0841	0851	0851	0901		1841		1901	

easyACCESS

MONDAYS TO SATURDAYS except Public Holidays

Lancing Crabtree Parade	1847	*1909**	*2009**	*2109**	*2209**	*2309**
Lancing North Road Shops ≠	1850	1915	2015	2115	2215	2315
Cokeham Road Berriedale Drive	1853	1918	2018	2118	2218	2318
Western Road Carnforth Road	1856	1921	2021	2121	2221	2321
Worthing Hospital	1902	1927	2027	2127	2227	2327
Worthing Marine Parade (arr)	1906	1931	2031	2131	2231	2331
Worthing Marine Parade (dep)		1935	2035	2135	2235	2335
Goring Road Wallace Avenue		1945	2045	2145	2245	2345
The Strand Maybridge Crescent		1952	2052	2152	2252	2352
Durrington Tesco		1958	2058	2158	2258	2358

easyACCESS

SUNDAYS & PUBLIC HOLIDAYS

			then hourly at		until		
Lancing Crabtree Parade		*1009**		*09**		*1709**	*1809**
Lancing North Road Shops ≠	0915	1015		15		1715	1815
Cokeham Road Berriedale Drive	0918	1018		18		1718	1818
Western Road Carnforth Road	0921	1021		21		1721	1821
Worthing Hospital	0927	1027		27		1727	1827
Worthing Marine Parade (arr)	0931	1031		31		1731	1831
Worthing Marine Parade (dep)	0935	1035		35		1735	
Goring Road Wallace Avenue	0945	1045		45		1745	
The Strand Maybridge Crescent	0952	1052		52		1752	
Durrington Tesco	0958	1058		58		1758	

All evening, Sunday & Public Holiday journeys are run under contract to West Sussex County Council with most journeys continuing beyond Durrington as route 6A to Worthing Town Centre via Thomas A'Beckett & West Tarring.

≠ = Mondays to Fridays only. = Saturdays only * = serves this point as route 7, continuing as a Pulse to Worthing at North Road Shops.

Although we make every effort to provide easy access buses where advertised, there may be exceptional circumstances when we need to substitue another vehicle rather than miss a journey.

West Durrington • Town Centre • Hospital • Lancing

the Mpulse

MONDAYS TO SATURDAYS except Public Holidays

easy

West Durrington Carisbrooke Drive		0621		0651		0701	0706		0721	0731		0741	0751		0801
Durrington Tesco		0625		0655		0705	0710		0725	0735		0745	0755		0805
Goring Road Wallace Avenue		0633		0703		0713	0718		0735	0745		0755	0805		0815
Worthing Marine Parade (arr)		0643		0713		0723	0728		0748	0758		0808	0818		0828
Worthing Marine Parade (dep)	0624	0644	0704	0714	0722	0724	0732	0742	0752	0802	0802	0812	0822	0822	0832
Worthing Hospital	0628	0648	0708	0718	0726	0728	0736	0746	0756	0806	0806	0816	0826	0826	0836
Western Road Carnforth Road	0635	0655	0715	0725	0733	0735	0743	0753	0803	0813	0813	0823	0833	0833	0843
Cokeham Road Berriedale Drive	0638	0658	0718	0728	0737	0738	0747	0757	0807	0817	0817	0827	0837	0837	0847
Lancing North Road Shops ≠	0643	0703	0723	0733	0742	0743	0752	0802	0812	0822	0822	0832	0842	0842	0852
Lancing Crabtree Parade	0645	0705	0725	0735	0745	0745	0755	0805	0815	0825	0825	0835	0845	0845	0855

MONDAYS TO SATURDAYS except Public Holidays

easy

West Durrington Carisbrooke Drive	1751	1801	1831	1901					
Durrington Tesco	1755	1805	1835	1903	1933	2033	2133	2233	2333
The Strand Maybridge Crescent	▼	▼	▼	▼	1939	2039	2139	2239	2339
Goring Road Wallace Avenue	1805	1815	1845	1913	1945	2045	2145	2245	2345
Worthing Marine Parade (arr)	1818	1828	1858	1926	1956	2056	2156	2256	2356
Worthing Marine Parade (dep)	1822		1900		2000	2100	2200	2300	
Worthing Hospital	1826		1904		2004	2104	2204	2304	
Western Road Carnforth Road	1833		1910		2010	2110	2210	2310	
Cokeham Road Berriedale Drive	1837		1912		2012	2112	2212	2312	
Lancing North Road Shops ≠	1842		1916		2016	2116	2216	2316	
Lancing Crabtree Parade	1845		*1921**		*2021**	*2121**	*2221**	*2321**	

then frequently (at least every 10 mins) until

SUNDAYS & PUBLIC HOLIDAYS

easyACCESS

Durrington Tesco		0933	33		1733	1833	
The Strand Maybridge Crescent		0939	39		1739	1839	
Goring Road Wallace Avenue		0945	45		1745	1845	
Worthing Marine Parade (arr)		0956	56		1756	1856	
Worthing Marine Parade (dep)	0900	1000	00		1800		
Worthing Hospital	0904	1004	04		1804		
Western Road Carnforth Road	0910	1010	10		1810		
Cokeham Road Berriedale Drive	0912	1012	12		1812		
Lancing North Road Shops ≠	0916	1016	16		1816		
Lancing Crabtree Parade	*0921**	*1021**	*21**		*1821**		

then hourly at / *until*

All evening, Sunday & Public Holiday journeys are run under contract to West Sussex County Council and continue beyond Lancing as Route 7 to Worthing Town Centre via North Lancing & Broadwater.

Mondays to Fridays only. ≠ = Saturdays only. * = route 7, continuing to Worthing via North Lancing & Broadwater

Although we make every effort to provide easy access buses where advertised, there may be exceptional circumstances when we need to substitue another vehicle rather than miss a journey

commencing 14th November 2010

Littlehampton • Angmering • Worthing • Lancing • Holmbush Centre 9

MONDAYS TO SATURDAYS except Public Holidays — low floor easyaccess

	M-F	M-F	S	M-F	S	M-F	S						
Littlehampton Anchor Springs ≠						0740		0840	then hourly at	40	until	1640	1740	1840
Beaumont Park Shops						0750		0850		50		1650	1750	1849
Rustington Shops The Street						0758		0858		58		1658	1758	1857
Angmering Rail Station ≠						0805		0905		05		1705	1805	1904
Angmering Green						0809	0813	0909		09		1709	1809	1908
Angmering Chantryfield Road						0812	0816	0912		12		1712	1812	1911
Roundstone Garden Centre						▼	▼	0918		18		1718	▼	▼
Durrington Northbrook College		0631		0724	0729	0823	0826	0923		23		1723	1822	1921
Goring Road Wallace Avenue		0641		0735	0739	0835	0836	0935		35		1735	1834	1932
Worthing Marine Parade (arr)		0649		0747	0749	0847	0847	0947		47		1747	1844	1941
Worthing Marine Parade (dep)	0610	0651	0655	0751	0751	0851	0851	0951		51		1751		
Worthing Hospital	0614	0655	0659	0755	0755	0855	0855	0955		55		1755		
Western Road Carnforth Road	0620	0702	0706	0802	0802	0902	0902	1002		02		1802		
Lancing North Road Shops	0624	0707	0711	0807	0807	0907	0907	1007		07		1807		
Mash Barn Shadwells Road	▼	0710	0714	0810	0810	0910	0910	1010		10		1810		
Shoreham Rail Station ≠	0636	0725	0728	0825	0825	0925	0925	1025		25		1825		
Southlands Hospital	0641	0730	0732	0830	0830	0930	0930	1030		30		1830		
Holmbush Shopping Centre	0647	0737	0737	0837	0837	0937	0937	1037		37		1837		

M-F = Mondays to Fridays only; S = Saturdays only

Holmbush Centre • Lancing • Worthing • Angmering • Littlehampton 9

MONDAYS TO SATURDAYS except Public Holidays — low floor easyaccess

	M-F	M-F	S						
Holmbush Shopping Centre		0649		0739	then hourly at	39	until	1539	1639	1739	1839
Southlands Hospital		0654		0745		45		1545	1645	1745	1845
Shoreham Rail Station ≠		0658		0750		50		1550	1650	1750	1850
Mash Barn Shadwells Road		0710		0804		04		1604	1704	1804	1904
Lancing Rail Station ≠		0714		0809		09		1609	1709	1809	1909
Western Road Carnforth Road		0718		0813		13		1613	1713	1813	1913
Worthing Hospital		0724		0821		21		1621	1721	1821	1921
Worthing Marine Parade (arr)		0729		0826		26		1626	1726	1826	1926
Worthing Marine Parade (dep)	0638	0733	0733	0830		30		1630	1730	1830	
Goring Road Wallace Avenue	0648	0743	0743	0841		41		1641	1741	1841	
Durrington Northbrook College	0658	0753	0753	0852		52		1652	1752	1852	
Roundstone Garden Centre	▼	▼	▼	0856		56		1656	▼	▼	
Angmering Chantryfield Road	0708	0803	0803	0903		03		1703	1802	1902	
Angmering Green	0711	0807	0807	0907		07		1707	1806	1906	
Angmering Rail Station ≠	0716	0811	0811	0911		11		1711	1810		
Rustington Shops The Street	0723	0817	0817	0917		17		1717	1816		
Beaumont Park Shops	0729	0824	0824	0924		24		1724	1823		
Littlehampton Anchor Springs ≠	0738	0835	0835	0935		35		1735	1834		

M F = Mondays to Fridays only; S = Saturdays only

Although we make every effort to provide easy access buses where advertised, there may be exceptional circumstances when we need to substitute another bus rather than miss a journey.

Route N700
Worthing to Brighton
Stagecoach
KEY
N700
Railway line and station
Hospital
Worthing
East Worthing
Broadwater
Selvington
Durrington
West Tarring
Worthing College
Worthing Museum & Art Gallery
Worthing Town Centre
Worthing Theatre
Worthing Pier
Goring-by-Sea
Somptling
High Selvington
Swandean
Hyde Avenue
Cissbury Ring
Cissbury Ring
Cissbury Ring

commencing 14th November 2010

Brighton ● Shoreham ● Worthing ● Durrington ● Broadwater N700

MONDAYS TO SATURDAYS except Public Holidays — low floor easyaccess

	700	700	700	700	700	700	700	700	N700	N700	N700	N700	N700	N700
									MTW	⌐Thurs, Fri & Sat nights¬				
Brighton Old Steine	1925	1955	2025	2055	2125	2155	2225	2255	2325	2325	0025	0125	0225	0325
Brighton Churchill Square	1933	2003	2033	2103	2133	2203	2233	2303	2333	2333	0033	0133	0233	0333
Hove Town Hall	▼	▼	▼	▼	▼	▼	▼	▼	2340	2340	0040	0140	0240	0340
Portslade A259/Station Road	1947	2017	2047	2117	2147	2217	2247	2317	2347	2347	0047	0147	0247	0347
Shoreham High Street	1956	2026	2056	2126	2156	2226	2256	2326	2356	2356	0056	0156	0256	0356
Lancing Three Horseshoes	2002	2032	2102	2132	2202	2232	2302	2332	0002	0002	0102	0202	0302	0402
Worthing Marine Parade	2010	2042	2112	2142	2212	2242	2312	2342	0010	0010	0110	0210	0310	0410
Goring Road Wallace Avenue		2050	2120	2150	2220	2250	2320	2350	0018	0018	0118	0218	0318	0418
Durrington Lamb Inn									0025	0025	0125	0225	0325	0425
Tarring Thomas A'Becket									0030	0030	0130	0230	0330	0430
Broadwater Church									0033	0033	0133	0233	0333	0433

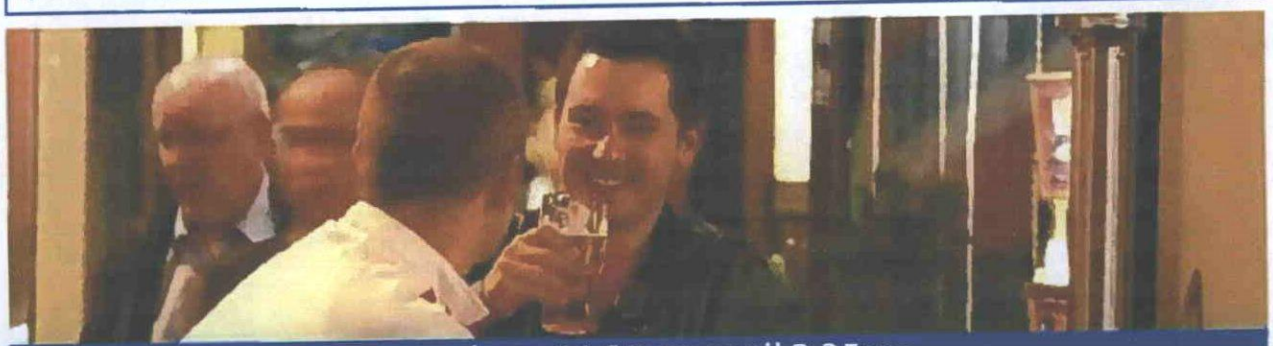
Durrington ● Broadwater ● Worthing ● Shoreham ● Brighton N700

MONDAYS TO SATURDAYS except Public Holidays — low floor easyaccess

	700	700	700	700	700	700	700	N700	N700	N700	N700	N700	N700	N700
								TFS	MTW	⌐Thurs, Fri & Sat nights¬				
Goring Road Wallace Avenue	1930	2000	2030	2100	2130	2200	2230		0015	0018	0118	0218	0318	0418
Durrington Lamb Inn	↓	↓	↓	↓	↓	↓	↓		0025	0025	0125	0225	0325	0425
Tarring Thomas A'Becket									0030	0030	0130	0230	0330	0430
Broadwater Church									0033	0033	0133	0233	0333	0433
Worthing Marine Parade	1940c	2010c	2040c	2110c	2140	2210c	2240	2340	0040	0040	0140	0240	0340	0440
Lancing Three Horseshoes	1946	2016	2046	2116	2146	2216	2246	2346		0046	0146	0246		
Shoreham High Street	1952	2022	2052	2122	2152	2222	2252	2352		0052	0152	0252		
Portslade A259/Station Road	2000	2030	2100	2130	2200	2230	2300	2400		0100	0200	0300		
Hove Town Hall	▼	▼	▼	▼	▼	▼	▼	0007		0107	0207	0307		
Brighton Churchill Square	2015	2045	2115	2145	2215	2245	2315	0015		0115	0215	0315		
Brighton Old Steine	2020	2050	2120	2150	2220	2250	2320	0020		0120	0220	0320		

TFS = runs on Thursday, Friday and Saturday nights; MTW = runs on Monday, Tuesday and Wednesday nights.
c = connection (a change of bus may be required).

Special fares apply on route N700. For further 700 journey information please refer to the Coastliner 700 timetable.



every hour 11.25pm until 3.25am

BRIGHTON ◀ N700 ▶ WORTHING

Thursday, Friday & Saturday nights

The N700 Nightbus between Brighton to Worthing.

Fixed single fares: £3 within Worthing and as far as Shoreham / £3 within Brighton and as far as Shoreham / £5 Brighton to Worthing - either direction....or upgrade your existing Stagecoach ticket for just £1*

*If your ticket would be valid for the same Coastliner 700 journey during the day, simply pay £1 to upgrade it for a trip on N700

For further details go to www.coastliner700.co.uk

Stagecoach

coastliner700.co.uk



coastliner 700
cruise along the coast
Portsmouth - Chichester - Worthing - Brighton
Stagecoach
BRIGHTON
Hove
Southwick
Shoreham-by-Sea
Portslade-by-Sea
North Lancing
Worthing
Littlehampton
Arundel
Walberton
Barnham
Yapton
Bognor Regis
Tangmere
Chichester
Fishbourne
Bosham
Old Bosham
Southbourne
Emsworth
Havant
Hayling Island
Bridge
Langstone Harbour
Portsmouth Harbour
Cosham
PORTSMOUTH
SOUTHSEA
Sidlesham
Pagham
Selsey
West Wittering
East Wittering
Bracklesham
Bracklesham Bay
Chichester Harbour
South Hayling
Isle of Wight
ENGLISH CHANNEL
700
Coastliner 700
Variation to main route
Other bus served roads
Visitor Centre
Dockyard / Quay
Water Tours
Aquarium
Seaside Nature Reserve
Pier
Gardens / Garden Centres
Wetlands
Zoo
Cathedral
Castle / Roman Palace
Museum
Theatre
Steam Railway
Holiday Park
Holiday Village
Brighton Pavilion
Amusement Park

Southsea ● Havant ● Chichester ● Bognor Regis ● Arundel ● Littlehampton ● Worthing ● Brighton

commencing 14th November 2010

700

MONDAYS TO FRIDAYS except Public Holidays — Low floor operation

| | | |

commencement 147th November 2107

Southsea ● **Portsmouth** ● **Havant** ● **Chichester** ● **Bognor Regis** ● **Arundel** ● **Fareham** ● **Gosport** ● **Waterlooville** ● **Emsworth** ● **Hayling Island** ● **Petersfield** ● **Liphook** ● **Midhurst** ● **Haslemere** ● **Godalming** ● **Guildford** ● **Woking** ● **Farnham** ● **Aldershot** ● **Camberley** ● **Frimley** ● **Bracknell** ● **Windsor** ● **Slough** ● **Maidenhead** ● **Henley-on-Thames** ● **Marlow** ● **High Wycombe** ● **Amersham** ● **Chesham** ● **Berkhamsted** ● **Hemel Hempstead** ● **St Albans** ● **Watford** ● **Harrow** ● **Uxbridge** ● **Hounslow** ● **Richmond** ● **Kingston upon Thames** ● **Wimbledon** ● **Croydon** ● **Sutton** ● **Kingston upon Thames** ● **Epsom** ● **Leatherhead** ● **Dorking** ● **Reigate** ● **Redhill** ● **Caterham** ● **Oxted** ● **East Grinstead** ● **Crawley** ● **Horsham** ● **Haywards Heath** ● **Burgess Hill** ● **Lewes** ● **Eastbourne** ● **Hastings** ● **Bexhill** ● **Battle** ● **Rye** ● **Tenterden** ● **Ashford** ● **Folkestone** ● **Hythe** ● **Dover** ● **Deal** ● **Sandwich** ● **Canterbury** ● **Whitstable** ● **Herne Bay** ● **Margate** ● **Ramsgate** ● **Broadstairs** ● **Thanet**

| | | |

commencing 14th November 2010

Southsea ● Portsmouth ● Havant ● Chichester ● Bognor Regis ● Arundel ● Littlehampton ● Worthing ● Brighton

700

SATURDAYS — Low floor

| | | |

206

Southsea ● Portsmouth ● Havant ● Chichester ● Bognor Regis ● Arundel ● Littlehampton ● Worthing ● Brighton

commencing 14th November 2012

SATURDAYS

| | | |

SUNDUN PUBLIC HOLIDAYS & SAVOURS

| | | |

Worthing ● Littlehampton ● Arundel ● Bognor Regis ● Chichester ● Havant ● Portsmouth ● Southsea

commencing 14th November 2010

700

MONDAYS TO FRIDAYS except Public Holidays

| | | |

Brighton ● Worthing ● Littlehampton ● Arundel ● Bognor Regis ● Chichester ● Havant ● Portsmouth ● Southsea

commencing 14th November 2010

700

MONDAYS TO FRIDAYS except Public Holidays

| | | |

Brighton ● Worthing ● Littlehampton ● Arundel ● Bognor Regis ● Chichester ● Havant

MONDAYS TO FRIDAYS except Public Holidays — www.todo.co.uk

Brighton Old Steine	0000	0130	0230	0330	0430	0515	0545	0615	0645	0715	0745	0815	0845	0915	0945	1015	1045	1115	1145	1215	1245	1315	1345	1415	1445	1515	1545	1615	1645	1715	1745	1815	1845	1915	1945	2015	2045	2115	2145	2215	2245	2315	2345
Brighton Churchill Square										0715	0745	0815	0845	0915	0945	1015	1045	1115	1145	1215	1245	1315	1345	1415	1445	1515	1545	1615	1645	1715	1745	1815	1845	1915	1945	2015	2045	2115	2145	2215	2245	2315	2345
Hove King Alfred										0721	0751	0821	0851	0921	0951	1021	1051	1121	1151	1221	1251	1321	1351	1421	1451	1521	1551	1621	1651	1721	1751	1821	1851	1921	1951	2021	2051	2121	2151	2221	2251	2321	2351
Portslade A259/Station Road										0729	0759	0829	0859	0929	0959	1029	1059	1129	1159	1229	1259	1329	1359	1429	1459	1529	1559	1629	1659	1729	1759	1829	1859	1929	1959	2029	2059	2129	2159	2229	2259	2329	2359
Shoreham High Street										0734	0804	0834	0904	0934	1004	1034	1104	1134	1204	1234	1304	1334	1404	1434	1504	1534	1604	1634	1704	1734	1804	1834	1904	1934	2004	2034	2104	2134	2204	2234	2304	2334	0004
South Lancing Three Horseshoes										0737	0807	0837	0907	0937	1007	1037	1107	1137	1207	1237	1307	1337	1407	1437	1507	1537	1607	1637	1707	1737	1807	1837	1907	1937	2007	2037	2107	2137	2207	2237	2307	2337	0007
Worthing Road Wallace Avenue	0008	0038	0108	0138	0208	0245	0315	0345	0415	0445	0515	0545	0615	0645	0715	0745	0815	0845	0915	0945	1015	1045	1115	1145	1215	1245	1315	1345	1415	1445	1515	1545	1615	1645	1715	1745	1815	1845	1915	1945	2015	2045	2115	2145	2215	2245	2315	2345	0015
Goring Aldsworth Avenue ■	0010	0040	0110	0140	0210	0247	0317	0347	0417	0447	0517	0547	0617	0647	0717	0747	0817	0847	0917	0947	1017	1047	1117	1147	1217	1247	1317	1347	1417	1447	1517	1547	1617	1647	1717	1747	1817	1847	1917	1947	2017	2047	2117	2147	2217	2247	2317	2347	0017
Ferring War Memorial	0014	0044	0114	0144	0214	0251	0321	0351	0421	0451	0521	0551	0621	0651	0721	0751	0821	0851	0921	0951	1021	1051	1121	1151	1221	1251	1321	1351	1421	1451	1521	1551	1621	1651	1721	1751	1821	1851	1921	1951	2021	2051	2121	2151	2221	2251	2321	2351	0021
East Preston Fairlands	0023	0053	0123	0153	0223	0300	0330	0400	0430	0500	0530	0600	0630	0700	0730	0800	0830	0900	0930	1000	1030	1100	1130	1200	1230	1300	1330	1400	1430	1500	1530	1600	1630	1700	1730	1800	1830	1900	1930	2000	2030	2100	2130	2200	2230	2300	2330	0000	0030
Rustington Shopes The Street	0029	0059	0129	0159	0229	0306	0336	0406	0436	0506	0536	0606	0636	0706	0736	0806	0836	0906	0936	1006	1036	1106	1136	1206	1236	1306	1336	1406	1436	1506	1536	1606	1636	1706	1736	1806	1836	1906	1936	2006	2036	2106	2136	2206	2236	2306	2336	0006	0036
Northiam Road near Body Shop	0034	0104	0134	0204	0234	0311	0341	0411	0441	0511	0541	0611	0641	0711	0741	0811	0841	0911	0941	1011	1041	1111	1141	1211	1241	1311	1341	1411	1441	1511	1541	1611	1641	1711	1741	1811	1841	1911	1941	2011	2041	2111	2141	2211	2241	2311	2341	0011	0041
Littlehampton Arcadia Shopping ■	0038	0108	0138	0208	0238	0315	0345	0415	0445	0515	0545	0615	0645	0715	0745	0815	0845	0915	0945	1015	1045	1115	1145	1215	1245	1315	1345	1415	1445	1515	1545	1615	1645	1715	1745	1815	1845	1915	1945	2015	2045	2115	2145	2215	2245	2315	2345	0015	0045
Wick Courtway Road																																																	
Lyminster Church Corner																																																
Arundel Biwerbank																																																
Arundel Tarvis Road																																																
Yapton Spinks Corner	0047	0117	0147	0217	0247	0324	0354	0424	0454	0524	0554	0624	0654	0724	0754	0824	0854	0924	0954	1024	1054	1124	1154	1224	1254	1324	1354	1424	1454	1524	1554	1624	1654	1724	1754	1824	1854	1924	1954	2024	2054	2124	2154	2224	2254	2324	2354	0024	0054
Flansham Park Allinston Close	0052	0122	0152	0222	0252	0329	0359	0429	0459	0529	0559	0629	0659	0729	0759	0829	0859	0929	0959	1029	1059	1129	1159	1229	1259	1329	1359	1429	1459	1529	1559	1629	1659	1729	1759	1829	1859	1929	1959	2029	2059	2129	2159	2229	2259	2329	2359	0029	0059
Felpham The Southdowns	0054	0124	0154	0224	0254	0331	0401	0431	0501	0531	0601	0631	0701	0731	0801	0831	0901	0931	1001	1031	1101	1131	1201	1231	1301	1331	1401	1431	1501	1531	1601	1631	1701	1731	1801	1831	1901	1931	2001	2031	2101	2131	2201	2231	2301	2331	0001	0031
Bognor Regis High Street	0059	0129	0159	0229	0259	0336	0406	0436	0506	0536	0606	0636	0706	0736	0806	0836	0906	0936	1006	1036	1106	1136	1206	1236	1306	1336	1406	1436	1506	1536	1606	1636	1706	1736	1806	1836	1906	1936	2006	2036	2106	2136	2206	2236	2306	2336	0006	0036
Chichester Bus Station ■	2109	2139	2209	2239	2309	2339	0009	0039																																								
North Bersted Shops	8522	8552	8622	8652	8722	8752	8822	8852																																							
Chichester Bus Station ■	1842	1912	1942	2012	2042	2112	2142	2212	2242	2312	2342	0012	0042																																		
Bognor Regis Rail Station ■	1852	1922	1952	2022	2052	2122	2152	2222	2252	2322	2352	0022	0052																																		
Chichester Cathedral	2126	2156	2226	2256	2326	2356	0026	0056																																							
Bognor Roundabout ■	2134	2204	2234	2304	2334	0004	0034	0104																																							
Southbourne Church ■	2139	2209	2239	2309	2339	0009	0039	0109																																							
Emsworth Square	2143	2213	2243	2313	2343	0013	0043	0113																																							
Havant Bus Station ■	2150	2220	2250	2320	2350	0020	0050	0120																																							

✕ = may arrive in Chichester up to 10 minutes earlier than shown, depending on traffic conditions.

◇ = may arrive in Chichester up to 5 minutes earlier than shown, depending on traffic conditions

B = stands from Bolsiston Park 2 minutes earlier

Th = runs on Thursday and Friday nights only

P = runs direct via Pier Road

f = conditions to Ford Road, arriving 2 minutes later

■ = service N700. Most journeys continue to Duntinglon (please see separate timetable for full details)

NB special fares apply on the N700. Concessionary passes are not valid on service N700

■ = time at Howe Town Hall (service N700 runs via Church Road. Howe Street & Kingsway).

Worthing ● Littlehampton ● Arundel ● Bognor Regis ● Chichester ● Havant ● Portsmouth ● Southsea

commencing 14th November 2010

SATURDAYS

| | | |

SATURDAYS

| | | |

SATURDAYS

| | | |

Brighton ● Worthing ● Littlehampton ● Arundel ● Bognor Regis ● Chichester ● Havant ● Portsmouth ● Southsea

SUNDAYS & PUBLIC HOLIDAYS

| | | |

APPENDIX 3

On-Street Parking in Worthing Town Centre

Introduction

The Controlled Parking Zone (CPZ) was introduced on 8th November 1996, following detailed consultation with the residents and businesses of Worthing.

The CPZ is designed to prevent all day on-street commuter parking, making it easier for residents, visitors and shoppers to park, enhance road safety, and remove obstructions to private accesses by eliminating indiscriminate parking. The CPZ includes the whole of the town centre and some surrounding residential areas, and operates using a permit and pay & display system.

How The Controlled Parking Zone (CPZ) Works

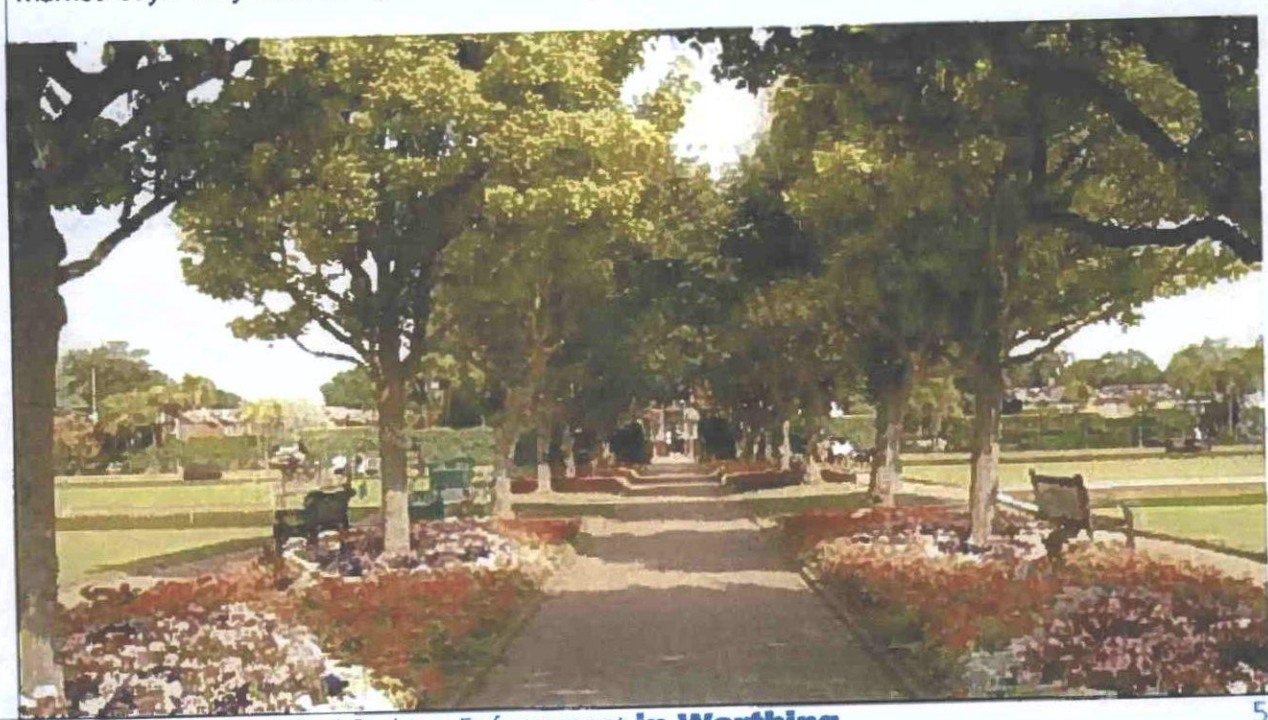
CPZ signs are located at all inner and outer area entry points. These inform motorists of the hours during which parking is controlled in the area they are entering.

The hours of parking control vary according to the area. In the more central areas (zones A, B and C) the hours are 9.00am to 6.00pm, Monday to Saturday. In the outer areas (zones D to L) they are 10.00am to 11.00am and 2.00pm to 3.00pm, Monday to Saturday (i.e. 2 hours each day).

During the hours of control, parking is permitted only in designated parking bays (marked with white lines), by displaying pay & display tickets, parking vouchers or permits. Signs are positioned adjacent to all parking bays showing the hours of parking control, type of parking permitted, the time limit applicable and the cost per hour, where there is a charge.

Outside the hours of control, parking is not restricted in bays or on single yellow lines unless specifically indicated by a statutory yellow time plate. Parking should not take place where it would endanger or inconvenience pedestrians or other road users. Double yellow lines apply at all times.

Motorcycles and scooters do not require a permit or pay & display ticket, but must park within the marked bays. They must also park considerately between residents' cars.



Parking in Worthing

Where to park and Civil Parking Enforcement in Worthing

Where to park and how to pay

The map shows the area where parking is available in the Controlled Parking Zone, and will help you identify the most suitable area for you to park. The colour index shows locations of council car parks. Once you arrive at your destination, check the parking sign beside the bay to make sure you can park in the area (the more complicated signs are explained in this guide).

If you would like to view plans of the parking restrictions that are in place in your road or area in greater detail, you may do so by logging onto the County Council's website. Please go to www.westsussex.gov.uk/roads-and-transport/motor-vehicle-parking/parking-regulation-order-tro-map/

KEY:
Charged
Long Stay Parking
(4 hour + spaces)
Charged
Short Stay Parking
(1 & 2 hour spaces)
Permit Holders Only
Parking (9am - 6pm)
Free parking except
10am-11am
and 2pm-3pm
Monday - Saturday
Free Short Stay
Parking (20 mins,
1 & 2 hours)
One-way Street
Pedestrian Area
Symbols
Car Park (Park Mark
Safer Parking Awards)
Long Stay Car Park
Parking Shop
Motorcycle parking
Parking for
Disabled Badge
Holders
Toilets
Tourist
Information Centre
(01903 221066)
- Chapel Road (Winter)
- Marine Parade (Summer)
Shopmobility
(01903) 820980
Car Park Open
Spaces
Map to park and Civil Parking Enforcement in Worthing
Worthing Seafront
Worthing Pier
Worthing Beach
Worthing Lido
Worthing Boating Lake
Worthing Museum & Art Gallery
Worthing Theatre
Worthing Library
Worthing Town Hall
Worthing Leisure Centre
Worthing Crematorium
Worthing Cemetery
Worthing Hospital
Worthing Station
Worthing Bus Station
Worthing Coach Station
Worthing Multi-Storey Car Park
Worthing Surface Car Park
Worthing Information Centre
Worthing Tourist Information