

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Amber Willard
FROM:	WSSC - Highways Authority
DATE:	17 February 2022
LOCATION:	Land Adjacent to 18 Queens Lane Arundel BN18 9JN
SUBJECT:	AB/136/21/PL Demolition of garage and erection of two dwellings with associated car parking and landscaping. This application is in CIL Zone 2 and is CIL liable as new dwellings.
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.

WSSC acting as the Local Highway's Authority (LHA) refer to your consultation in respect of the above planning application and would provide the following comments.

Site Context & History

The access onto the application site is located on Queens Lane, a Private Road.

Vehicle, Electric Vehicle (EV) and Cycle Parking

The applicant has provided 2 garages (1 per dwelling) measuring 3 x 5.5 metres and no clear hardstand for parking. No Cycle or EV parking details have been provided.

Though not a highways safety or capacity concern, the LPA and applicant may wish to review their parking provisions against The Arun Standards. Details of which could be secured with a suitably worded condition, with details to be provided.

Conclusion

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.

Stephen Garrard
West Sussex County Council – Planning Services