

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Michael Eastham
FROM:	WSCC - Highways Authority
DATE:	28 May 2021
LOCATION:	L'Apache Westergate Street Woodgate PO20 3SQ
SUBJECT:	AL/50/21/PL Variation following grant of AL/103/18/PL to amend Condition No 2 approved plans - to change the design & layout of approved 2 No. 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 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 Planning Services 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.

This application is for the variation of Condition 2 - approved plans of AL/103/18/PL to change design and layout of the approved 2 dwellings.

The variation of condition will see both dwellings increased from 3 bedroom dwellings to 4 bedroom dwellings. The WSCC parking demand calculator expects that a minimum of three parking spaces will be required per dwelling in this location. The proposed plans demonstrate that a third parallel parking space has been provided for each dwelling within the previously approved turning area. Sufficient space remains within the turning area for vehicles to turn on site and exit in a forward gear.

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 109), and that there are no transport grounds to resist the proposal.

Nicola Fry
West Sussex County Council – Planning Services