

From: Amanda Scholes on behalf of Planning.Responses
Sent: 27 November 2019 13:03
To: Planning Scanning
Subject: FW: FAO Mr K Roberts: Highways England response (our ref 85502) re. A/100/19/PL - Arundel Acre

From: Franklin, Richard [REDACTED]
Sent: 27 November 2019 13:02
To: Planning.Responses [REDACTED]
Cc: Planning SE [REDACTED]; Bown, Kevin [REDACTED]; Bowie, David [REDACTED]; Cleaver, Elizabeth [REDACTED]
Subject: FAO Mr K Roberts: Highways England response (our ref 85502) re. A/100/19/PL - Arundel Acre

For attention of:	Mr K Roberts
Site:	Arundel Acre, Arundel Road, Angmering, BN16 4EU.
Development:	Change of use of land from agriculture for 3 No. travelling showpeople plots (Sui Generis) with associated storage barn, maintenance area, landscaping & infrastructure.
Your Reference:	A/100/19/PL
Highways England's Reference:	85502

Dear Mr Roberts,

Thank you for your consultation of 6th November 2019 informing us that there was an amendment to the above application involving a change to the proposed access point.

Having examined the amendment, the comment in our previous email below is still outstanding, while we have the following further comments:

- The visibility splay assessment in the recent Technical Note and plan is based on Manual for Streets (MfS). Please note that MfS is not a recognised standard for the trunk road and particularly not in this location, and, Highways England requires the assessment to be undertaken in accordance with the Design Manual for Roads and Bridges (DMRB) as previously outlined below;
- We note that speed survey data has been provided, but this is associated with an Automatic Traffic Count (ATC) to the south of the access. Please note that Highways England will require a speed survey of traffic turning left of the A27 into Arundel Road and this would need to be a proper speed survey in free flow conditions rather than an ATC.
- Notwithstanding the above, the Technical Note and plan show retention of an oak tree on the northern side of the access, while there is a separate undated email outlining that the applicant intends to remove the tree. Please can it be confirmed which is correct and if

removal is proposed, please can Arun District Council confirm that removal of the tree would be acceptable?

Accordingly, until such time as the requested information has been provided to enable Highways England to obtain a clear view of the impacts of this proposed development on the SRN (the tests set out in DfT C2/13 para 10 and DCLG NPPF para 32), our informal advice is that you should not approve this application because of the potential for harm to the Strategic Road Network.

This email does not constitute a formal recommendation from Highways England. We will provide a formal recommendation later when we can be confident that the application is in its final form. In the meantime, we would ask that the authority does not determine the application (other than a refusal), ahead of us receiving and responding to the required information. In the event that the authority wishes to permit the application before this point, we would ask the authority to inform us so that we can provide substantive responses based the position as known at that time.

If you have any queries regarding this response, please contact us at

Regards,
Sent on behalf of Kevin Bown, Spatial Planning Manager Area 4

Richard Franklin

Highways England | Bridge House | 1 Walnut Tree Close | Guildford | Surrey | GU1 4LZ
Web: <http://www.highways.gov.uk>

From: Franklin, Richard

Sent: 29 August 2019 17:04

To: [REDACTED]

Cc: Planning SE [REDACTED]; Bown, Kevin [REDACTED]; Bowie, David [REDACTED]; Cleaver, Elizabeth [REDACTED]

Subject: FAO Mrs A Gardner: Highways England response (our ref 85502) re. A/100/19/PL - Arundel Acre

For attention of:	Mrs A Gardner
Site:	Arundel Acre, Arundel Road, Angmering, BN16 4EU.
Development:	Change of use of land from agriculture for 3 No. travelling showpeople plots (Sui Generis) with associated storage barn, maintenance area, landscaping & infrastructure.
Your Reference:	A/100/19/PL
Highways England's Reference:	85502

Dear Mrs Gardner,

Thank you for your consultation of 8th August 2019 regarding the above application.

Highways England has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the strategic road network (SRN). The SRN is a critical national asset and as such Highways England works to ensure that it operates and is managed in

the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity. Highways England will be concerned with proposals that have the potential to impact on the safe and efficient operation of the SRN. In the case of this proposal, our interest relates to potential impacts upon the A27.

Having examined the above application documents on the planning portal we have the following comment:

- The applicant will need to provide a plan to demonstrate that the appropriate visibility splays can be achieved to and from the site access and around the corner radius from the westbound A27 into the B2225 Arundel Road to the access in accordance with the minimum Stopping Sight Distance in *DMRB TD9/93 Highway Link Design* and *DMRB TD41/95 Vehicular Access to All Purpose Trunk Roads*. If this is not achievable and therefore cannot be robustly demonstrated, Highways England will be required to recommend refusal of the application because of the potential detriment to road safety.

Accordingly, until such time as the requested information has been provided to enable Highways England to obtain a clear view of the impacts of this proposed development on the SRN (the tests set out in DfT C2/13 para 10 and DCLG NPPF para 32), our informal advice is that you should not approve this application because of the potential for harm to the Strategic Road Network.

This email does not constitute a formal recommendation from Highways England. We will provide a formal recommendation later when we can be confident that the application is in its final form. In the meantime, we would ask that the authority does not determine the application (other than a refusal), ahead of us receiving and responding to the required information. In the event that the authority wishes to permit the application before this point, we would ask the authority to inform us so that we can provide substantive responses based the position as known at that time.

If you have any queries regarding this response, please contact us at

[REDACTED]

Regards,

Sent on behalf of Kevin Bown, Spatial Planning Manager Area 4

Richard Franklin

Highways England | Bridge House | 1 Walnut Tree Close | Guildford | Surrey | GU1 4LZ

Web: <http://www.highways.gov.uk>

From: planning.response@highways.gov.uk [REDACTED]

Sent: 08 August 2019 09:21

To: Planning SE <[REDACTED]>

Subject: #8332 Planning Consultation on: A/100/19/PL

To: **Highways England**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015 -

Articles 16 & 18 Consultation before the grant of permission

Planning Permission

APPLICATION NO: A/100/19/PL

Registered: 8th August
2019
Site Address: Arundel Acre Arundel Road Angmering BN164EU
Grid Reference: 506753 105605
Description of Works: Change of use of land from agriculture for 3 No. travelling
showpeople plots (Sui Generis) with associated storage barn,
maintenance area, landscaping & infrastructure.

The Council have received the above application. I shall be pleased to receive any observations
you may wish to make.

[Click here to view the application details](#)

**Should you have any comments to make, these should be sent by replying to this email
by 13-SEP-19.**

You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning

**Please be aware that any comments you may make will be available on our website so
please do not insert personal details or signatures on your reply.**

In the absence of a reply within the period stated, I shall assume that you have no observations
to make.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone
number [REDACTED]

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>
DX 57406 Littlehampton

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Highways England Company Limited | General enquiries: [REDACTED] | National Traffic Operations Centre, 3 Ridgeway, Quinton Business Park, Birmingham B32 1AF |

[REDACTED]

Registered in England and Wales no 9346363 | Registered Office: Bridge House, 1 Walnut Tree Close, Guildford, Surrey GU1 4LZ

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