

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Raymond Cole
FROM:	WSSC - Highways Authority
DATE:	1 October 2020
LOCATION:	Land West of New Barn Lane Bersted PO21 5DN
SUBJECT:	BE/100/20/DOC Approval of details reserved by condition imposed under ref BE/40/18/PL relating to Condition Nos 3 - surface water drainage, 6 - lighting scheme, 7 - Construction Management Plan and 8 - Tree Protection Plan.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	No Objection
S106 CONTRIBUTION TOTAL:	n/a

West Sussex County Council as Highway Authority have been consulted upon planning application BE/100/20/DOC which seeks approval of conditions 3 (surface water drainage), condition 6 (Lighting Scheme), 7 (Construction Management Plan) and 8 (Tree Protection Plan) relating to planning permission BE/40/18/PL.

The comments in relation to the conditions relevant to WSSC as Highway Authority are below.

Condition 6 Lighting Scheme

WSSC have no specific comments to raise about the street lighting within the site and no objection to the approval of condition 6. The applicant has confirmed through this submission that the sites internal access roads are to remain private and not be offered up for adoption by the Highway Authority.

It should be noted by the applicant that on the proposed lighting layout drawing (Drawing number DWG 01) the applicant indicates two street lighting columns outside of the red line boundary on the current extent of the adopted highway. The street lighting on the adopted highway shall be agreed through the S278 agreement and shall be in accordance with WSSC's PFI Contract with SSE and therefore may not be the same specification as stated in the submitted plans.

Condition 7 Construction Management Plan

The applicant has submitted a Construction Management Plan to discharge condition 7. The plan includes various measures to help mitigate the impact of the construction on the highway network, which include:

- No parking on New Barn Lane either deliveries or construction staff vehicles
- Wheel wash facility on exit of the site and road sweepers used as necessary to ensure the surrounding roads are clear. The developer has agreed to an daily inspection.
- All construction staff will be able to park within the site.

- Deliveries shall take place from within the site
- Vehicles shall access the site via New Barn Lane off the B2259

The Highway Authority would also look for the applicant to undertake a condition survey, prior to commencement of construction, of the adjacent highway as a record against any reports of damage to the highway as a result of construction. The developer should invite a member of the Western Area Office to be present at the time of the condition survey. They should be arranged via calling 0330 222 6362.

WSSCC have no objections to the approval of condition 7 of planning permission BE/40/18/PL.

Summary

West Sussex County Council have no objections to the approval of conditions 6 and 7 of planning permission BE/40/18/PL.

Steven Shaw

West Sussex County Council – Planning Services