

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Amy Myer
FROM:	WSCC - Highways Authority
DATE:	30 March 2020
LOCATION:	Land South West of 40 Hill Lane, Barnham, PO22 0BL
SUBJECT:	BN/22/20/PL Remove existing polytunnels & creation of sand school with new native tree & hedge planting.
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 Strategic Planning 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 proposal is for the removal of existing polytunnels and creation of a sand school with new native tree and hedge planting. The site is located on Hill Lane, a privately maintained road. Consequently, these comments are for your advice.

WSCC in its role as Local Highway Authority (LHA) previously provided comments for this application, dated 26/03/2020, requesting additional information from the applicant. The applicant has provided the requested information; as such, the LHA can provide an updated response.

The applicant proposes to utilise the existing access, with no alterations to this arrangement. Access to the maintained highway network is at the junction with Church Lane. There are no apparent visibility issues at this junction. An inspection of collision data provided to WSCC by Sussex Police from a period of the last five years reveals no recorded injury accidents within the vicinity of the site or the junction with Church Lane. Therefore, there is no evidence to suggest the nearby road network is operating unsafely or that the proposal would exacerbate an existing safety concern.

The applicant has stated that the sand school will be for private use. Consequently, the LHA would not anticipate that this proposal would result in a material intensification of use of the access. There appears to be sufficient on-site parking available and space for turning, allowing vehicles to exit the site in a forward gear.

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.

Kyran Schneider
West Sussex County Council – Planning Services

