

[REDACTED]

From: [REDACTED] **On Behalf Of** CCD Planning Consultations
Sent: 14 July 2017 15:16
To: Planning.Responses
Cc: Francis Oppler
Subject: RE: Planning Consultation on: BR/145/17/HH

Please could this Planning Services Response be distributed to the relevant officer.

I have copied Councillor Oppler into this correspondence to ensure that he is aware of issues or events happening in his constituency.

Kind Regards

Katie Kurek

Technician
Monitoring & Records Team -- Planning Services - Economy, Planning and Place Directorate
West Sussex County Council

Location: Ground Floor Northleigh, County Hall, Chichester, PO19 1RH
Contact: Internal: [REDACTED] External: 0330 222 5730 [REDACTED]

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 28 June 2017 15:33
To: SU Local Development
Subject: Planning Consultation on: BR/145/17/HH

To: WSCC(ROW/Strategic/Highways)

NOTIFICATION FROM ARUN DISTRICT COUNCIL
Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2015 -
Articles 16 & 18 Consultation before the grant of permission
Planning Permission for Works or Extension to a Dwelling

APPLICATION BR/145/17/HH
NO:

Registered: 27th June
2017

Site Address: 128A Orchard Way Bognor Regis

Grid Reference:

Description of Works: Dropped kerb

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 27-JUL-17.

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.

When the appeal relates to a householder application any comments on the application will be considered by the Inspectorate; there is no opportunity to make any further comments.

The officer dealing with this application is Richard Temple who can be contacted on telephone number 01903 737591.

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>

NLPG UPRN 100062237016

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**WEST SUSSEX COUNTY COUNCIL
PLANNING SERVICES CONSULTATION**

DATE: 14/07/2017

FROM: Katie Kurek **TO:** Arun District Council
FAO: Richard Temple

SUBJECT: BR/145/17/HH - Dropped kerb.

128A, Orchard Way, Bognor Regis, West Sussex

RECOMMENDATION:

Advice	☒	Modification	☐	More Information	☐
Objection	☐	No Objection	☐	Refusal	☐

S106 contribution total (see below for breakdown): £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.

The proposed is for a dropped kerb to frontage of property to allow a vehicle crossover (VCO) from Orchard Way Orchard Way is 'C' classified public highway subject to a 30 mph speed restriction in this location.

A single crossover should be 3 metres wide, a shared crossover a maximum of 6.4 m. It is unclear from the plans how much of the kerb will be dropped. Nevertheless, it is the responsibility of the applicant to contact the Local Area Engineer to agree the specification of the VCO and obtain a licence for these works on to the public highway.

There is sufficient depth on the frontage to accommodate a car off-street. An inspection of local mapping reveals that vehicle visibility onto Orchard Way from the centre of the proposed access point is in excess of the 43 metres stopping sight distance (SSD) advised in Manual for Streets for roads subject to 30 mph speed restriction.

Whilst there is no turn on site this is an existing situation for neighbouring properties without evidence of highway safety concern. Furthermore, there is a benefit to removing 1-2 vehicles off-street in a location where on-street parking causes a narrowing of the available carriageway space.

We advise that the hedge within the applicants control is maintained to a height of no more than 0.6 metre to improve visibility of pedestrians on the adjacent footway.

No highway safety grounds to resist the proposal. Should the LPA be minded to approve the application the following informative should be included:

INFORMATIVE

The applicant is advised to contact the Highway Licensing team (01243 642105) to obtain formal approval from the highway authority to carry out the site access works on the public highway.

**Katie Kurek
Planning Services**