

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Simon Davis
FROM:	WSCC - Highways Authority
DATE:	13 May 2022
LOCATION:	65-71 Upper Bognor Road Bognor Regis PO21 1HR
SUBJECT:	BR/93/22/DOC Approval of details reserved by condition imposed under BR/252/21/PL relating to conditions 8-details of eaves, guttering, materials, window, doors and other external finishes, 10-landscape scheme, 11-boundary treatments, 14-bat and hedgehog nesting facilities and 17-charging of electric vehicles.
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.

WSCC acting as the Local Highway's Authority (LHA) refer to your consultation in respect of the above planning application and would provide the following comments.

Site Context & History

The access onto the application site is located on Upper Bognor Road a public maintained highway.

The LHA would view said road to be set within an urban setting.

The road is subject to a 30-mph speed limit. No current speed survey data is located within a reasonable distance of the access that would state otherwise.

As a result, the Local Highways Authority (LHA) will refer to Manual for Streets (MfS) as guidance.

Discharge of Conditions

The applicant seeks to discharge multiple conditions. The LHA will comment on the most relevant ones.

10 (Landscaping) – No concerns.

11 (Boundary Treatment) – No concerns.

17 (Electric Vehicle Parking) – The applicant has provided 4 EV spaces out of the total 19 proposed. Arun guidance states that 100% coverage is need. The LPA may wish to investigate these details.

Conclusion

The LHA raise no concerns over the discharge of the above conditions.

Stephen Garrard**West Sussex County Council – Planning Services**