

**From:** Emma Avis [REDACTED]  
**Sent:** 20 March 2017 15:35  
**To:** Andrew Wood  
**Subject:** RE: Substitute amended Site Plan for informal advice at 1 Sea Drive

Afternoon Andrew,

The LHA would raise no concerns to the extra vehicles associated with the development entering or exiting onto Sea Lane (the adopted highway). As you are aware Sea Drive is a private roadway and the LHA have no jurisdiction over it, the LHA can however offer observations: parking bays 1 & 2 would appear rather close to the junction and it could cause a collision if vehicles are reversing into or out of these spaces whilst vehicles are entering or exiting the Sea Drive junction. Could these two bays be relocated on the site?

The access into the site and underground parking area appears to be 3m wide, this is not enough to allow two opposing vehicles to pass, shared access should normally be 4.5m, unless passing places are in situ; however given the frequency and low number of vehicular movements it is not considered that this would lead to any material impact on the local highway network that could be considered severe.

The underground parking area appears tight, vehicle tracking should be provided to demonstrate this is workable. In particular there is no turning head, it may be difficult for vehicles to get into and out of bays 6 & 7 and should a vehicle enter and all spaces are taken then it would involve them reversing out up the ramp, this is not ideal.

The LHA would have no highway grounds on which to object to this application; however it is advised that the above observations are put forward to the applicant. If there are any further revisions you wish us to take a look over please let me know.

Kind regards,

Emma

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**From:** Andrew Wood [<mailto:Andrew.Wood@arun.gov.uk>]  
**Sent:** 20 March 2017 10:42  
**To:** Emma Avis  
**Subject:** Substitute amended Site Plan for informal advice at 1 Sea Drive

Thank you Emma

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