WEST SUSSEX COUNTY COUNCIL **DATE: 07/07/2008**
HIGHWAYS AND TRANSPORT SERVICES CONSULTATION

FROM: Jamie Brown **TO: Arun District Council**
FAO: Susan Leeson

SUBJECT: FP/126/08 - Outline application for the erection of 1 x 3-bed chalet house on land at rear of 7 The Crescent

17, The Crescent, Felpham, West Sussex

CONSULTATION DATE: 20/06/2008

RECOMMENDATION:

Advice	X	**Modification**		**More Information**	
Objection		**No Objection**		**Refusal**	

TAD contribution: £ N/A

This application has been dealt with in accordance with the Development Control Scheme protocol in respect of proposals for the development of single 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 the Highway Authority should be considered to be advice only, with respect to this planning application.

The Highways Authority was consulted previously on a similar application for this location under planning application no. FP/153/03 to which no significant objections were raised.

The proposal is for a 1 No 3 bedroom chalet bungalow unit with access onto The Crescent via an existing access point. This proposal has been considered using drawings submitted with this application, in conjunction with other available WSCC map information. A site visit can be arranged on request.

From an inspection of the plans alone, there is no apparent visibility issue at the point of access onto The Crescent. The Highway Authority would be satisfied that the concerns raised under FP/153/03 have been rectified successfully. I have also checked our most recently available verified accident records, which reveals there have been no personal injury accidents in the vicinity of the existing point of access, indicating a low risk of highway safety issues with this proposal. There should be provision of secure and covered cycle parking if this application was to obtain planning permission.

Any approval of planning permission would be subject to the following conditions:

Cycle parking
No dwelling, hereby approved, shall be occupied until covered secure cycle parking spaces have been provided in accordance with a detailed construction plan to be submitted to and approved by the planning authority.
Reason – To provide alternative travel options to the use of the car in accordance with PPG 3 and Dev4 of WSCC Structure Plan.

INF8
West Sussex County Council as Highway Authority would remind applicants that they may have to provide on the application site; areas for the parking and unloading of vehicles,

temporary contractor buildings, plant and stacks of materials as the use of the adjacent public highway for these purposes may not be acceptable under the terms of the Highways Act.

Jamie Brown
Development Planning