

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Jessica Riches
FROM:	Stephen Gee WSCC – Highways Authority
DATE:	10 September 2025
LOCATION:	Land at Ford Airfield Ford
SUBJECT:	F/15/24/RES Approval of reserved matters (layout, scale, appearance and landscaping) following outline permission F/4/20/OUT for phase reserved matters1 (North), for the erection of 340 No. residential dwellings plus associated roads, infrastructure, parking, landscaping, open space & play areas and associated works. This application affects a Public Right of Way, may affect the setting of a Listed Building and falls within CIL Zone 1 (Ford strategic site - zero rated).
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	Advice

Sustainable Transport Connections

Further Consideration has been provided as to how cyclist could rejoin Ford Lane, with the addition of a slip to the east of the northern roundabout, going westbound an additional crossing point has been provided allowing cyclists to use the internal network of the develop and proposed network of F/19/25 (however the infrastructure RM submission does not include sufficient linkages between the sites)

Suitable crossing points into other phases have been discussed with the applicant and are now also shown own the plans.

EV charging

There is an inconsistency between submitted drawings with the same revision number.

The first shows the allocated spaces having EV chargers and the second without. Arun as the LPA should consider how this would meet the requirements of the Arun Parking SPD.



Parking Plan Rev E – Transport Note appendix B



Parking Plan Rev E – standalone submitted document.

Visibility splays

It is noted that on some side roads the visibility splays appear to cross the front gardens of the properties e.g 27, 41, 335, 281. The applicant acknowledges this and restrictive covenants are suggested as a way of keeping the splays clear.

Trees that were previously within visibility splays have either been removed or moved out of the splays.

Conclusion

The applicant should clarify which plans are the correct ones relating the EV provision for plots 180-183. If EV provision remains, they my previous concerns are still valid and if no EV provision is made the LPA should consider if this meets the SPD requirements.

Stephen Gee

West Sussex County Council – Planning Services



Arun District Council, Civic Centre, Maltravers Rd
Littlehampton, West Sussex, BN17 5LF

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Regards

Stephen Gee

Please do not reply directly to this email.

Any formal reconsultation on the application should be directed to

[REDACTED] but the responding officer can be contacted directly via email if there are any questions relating to this response.

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