

From: Jamie Brown [REDACTED]
Sent: 17 July 2014 15:12
To: Planning.Responses
Cc: Nigel Peters
Subject: LU-136-14

**WEST SUSSEX COUNTY COUNCIL
STRATEGIC PLANNING CONSULTATION**

DATE:15/07/2014

FROM: Jamie Brown
TO: Arun District Council
FAO: Peter Cleveland

SUBJECT: LU/136/14/HH -Drop kerb & vehicular access. This application may be determined by Littlehampton Town Council under delegated powers

34, Wick Street, Littlehampton, West Sussex, BN17 7JH

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 Local Development 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.

I refer to your consultation in respect of the above planning application and would provide the following comments.

The new access should be constructed in crossover construction in accordance with the specification obtained from WSCC. I would also seek that the driveway is constructed in a

bound material and not left as a loose material that may then be carried onto the public highway.

The proposed crossover to access the driveway will require visibility splays of 2m for pedestrians, as shown on the proposed plans. This will require any proposed planting to be no higher than 0.6m above the ground level and any existing foliage to be maintained in order to safeguard the visibility splay.

A turn on site would be preferred, clearly though there is insufficient space to achieve this. However other properties have similar arrangements and balanced against this is the benefit of providing an opportunity to remove potentially two vehicles that would otherwise be parked on the highway in a location where the existing practice is on-street parking by residents of adjoining properties. This can result in a noticeable narrowing of the existing available carriageway space.

No concerns from the highway point of view. If the LPA are minded to approve this application a condition securing the new access and pedestrian visibility splays should be included.

INFORMATIVE

The applicant is advised to contact the Community Highways Officer covering the respective area (01243 642105) to obtain formal approval from the highway authority to carry out the site access works on the public highway.

Jamie Brown
Strategic Planning

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