
I have copied Councillor Buckland into this correspondence to ensure that he is aware of issues being raised or events that are happening in his constituency.

Ian Hayward

DATE: 07/08/2015

**SUBJECT: LU/228/15/PL - Conversion of ground and first floor at the rear into two 2 bedroom flats.
resubmission of LU/71/15/PL**

DATE OF SITE VISIT: n/a

RECOMMENDATION: Advice

S106 contribution total: n/a

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.

West Sussex County Council was consulted previously on Highway Matters for a similar proposal at this location under planning application reference LU/71/15. No highways objections were raised to the previous proposal. The application was refused by the LPA.

The application site is located on the western side of St Catherines Road, which is an unclassified road provided with pedestrian footway links. The western side of St Catherines Road is protected from on street car parking via waiting restrictions; on street car parking can however take place on the eastern side of St Catherines Road.

This application seeks the conversion to the rear part of 10, St Catherines Road into 2 x 2 bedroom flats. No changes are to be made to the existing vehicle access point, or existing vehicle parking provision.

The site is located in a sustainable location with the opportunity of trips to be made by sustainable modes of travel. No highway capacity concerns would be raised to the principle of the proposal which would see an increase in 2 dwellings at the site.

No details of the site parking provision have been provided. From a desktop study it would be anticipated that the existing site parking provision could provide 2 off street car parking spaces while maintaining a turn on site or 3 spaces without a turn on site.

While I do not believe any on street car parking demand created by this proposal would result in a highway safety issue the LPA would be advised to consider the implication this development would have towards on street car parking. The LPA would be advised that WSCC would anticipate two flats and a house (existing) of this size in this location would be anticipated to attract the demand for 3 vehicle car parking spaces, if unallocated.

An appropriately sized, communal or independent, secure and covered cycle parking provision should be provided in the interests of sustainability. This provision should be secured via condition with plans and details submitted to and approved by the Local Planning Authority.

No anticipated highway safety concerns.

Ian Hayward
Strategic Planning

Ian Hayward | Senior Technician, Monitoring and Records, Strategic Planning, Resident's Services, West Sussex County Council

Location: Ground Floor, Northleigh, Chichester, PO19 1RH

 CALL  IM  EMAIL

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]
Sent: 31 July 2015 14:49

To: SU Local Development
Subject: Planning Consultation on: LU/228/15/PL

To: WSCC(ROW/Strategic/Highways)

**NOTIFICATION FROM ARUN DISTRICT COUNCIL
Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order
2015 - Articles 16 & 18 Consultation before the grant of permission
Planning Permission**

APPLICATION NO: LU/228/15/PL

Registered: 29th July 2015
Site Address: 10 St. Catherines Road Littlehampton BN17 5HS

Grid Reference:

Description of Works: Conversion of Ground & First floor at the rear into two 2 bedroom flats. Resubmission of LU/71/15/PL

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by 03-SEP-15.

You can also monitor the progress of this application through the Council web site:
www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Regards
Planning Officer

consultee_email

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