

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Mrs A Gardner
FROM:	WSCC - Highways Authority
DATE:	15 September 2021
LOCATION:	6 Selborne Road, Littlehampton, BN17 5NH
SUBJECT:	LU/252/21/PL Change from current 8 bedroom large house in multiple occupation (sui generis) to a 9 bedroom large house in multiple occupation (sui generis). This application affects the character & appearance of the Littlehampton Sea Front Conservation Area.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	Advice
S106 CONTRIBUTION TOTAL:	n/a

This application has been dealt with in accordance with the Development Control Scheme protocol for small scale proposals.

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

The proposal seeks change of use to part of 6 Selborne Place, Selborne Road, Littlehampton to create one additional bed letting room to create a 9-bedroom sui generis house in multiple occupation (HMO).

Given the existing use of the site (8-bedroom HMO (sui generis)) it would not be anticipated that the proposed works to provide one additional HMO bed letting room will result in a vehicular intensification of use of the site.

In terms of parking demand WSCC typically recommend a parking demand of 0.5 spaces per letting room for HMO's.

The application form details that the site benefits from 7 existing spaces which will be retained. This quantum of spaces would be considered adequate for the anticipated demand of the resultant 9-bedroom HMO.

The Local Highways Authority does not consider that the proposal would have and an unacceptable impact on highway safety or result in 'severe' cumulative impacts on the operation of the highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 111), and that there are no transport grounds to resist the proposal.

Ian Hayward
West Sussex County Council – Planning Services