

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO:Simon Davis
FROM:	WSCC - Highways Authority
DATE:	6 October 2021
LOCATION:	Land at Unit 4 Hawthorn Road Hawthorn Road Littlehampton BN17 7LT
SUBJECT:	LU/263/21/PL Construction of a two-storey office building (Use Class E). This application is in CIL Zone 2 (zero rated) as other development.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	No Objection
S106 CONTRIBUTION TOTAL:	n/a

Given the scale of the proposed building, this wouldn't result in any significant increases in vehicle movements. Trips by other modes would also be low and accommodated within existing infrastructure.

The approach to parking is in principle accepted with it recognised that peak demands for residential and office uses occur at different times. Having all parking as unallocated therefore increases the flexibility in terms of how the spaces can be used.

The submitted transport note does consider potential parking requirements for the already permitted residential units against the WSCC Parking Demand Calculator rather than the Arun DC Parking Standards. The Planning Authority may wish to request the transport note is updated to refer to the appropriate standards. Nevertheless, as the transport note implies, additional parking can occur within the site. Overspill parking could occur along Hawthorn Road although this is unadopted and any controls on parking would be privately managed.

No objection would be raised.

If the Planning Authority is minded to approve this application, the following condition is suggested.

Car parking

No part of the development shall be first occupied until the car parking has been constructed in accordance with the approved site plan. These spaces shall thereafter be retained at all times for their designated purpose.

Reason: To provide car-parking space for the use.

Ian Gledhill
West Sussex County Council – Planning Services