

[REDACTED]

From: Ian Hayward [REDACTED] **On Behalf Of** CCD Planning Consultations
Sent: 10 May 2018 08:27
To: Planning.Responses
Cc: Ian Buckland
Subject: RE: Planning Consultation on: LU/92/18/PL

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Andrew wood
FROM:	Highways, WSCC
DATE:	10/05/2018
LOCATION:	Flat 1, 126, Arundel Road, Littlehampton, BN17 7DW
SUBJECT:	LU/92/18/PL Studio apartment with roof extensions & bin store & cycle store
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	
S106 CONTRIBUTION TOTAL:	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 Planning Services 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.

This application seeks a proposed studio apartment with roof extensions & bin store & cycle store at 126, Arundel Road, Littlehampton. 126 Arundel Road, Littlehampton currently provides 3 x 1 bedroom flats. The proposed seeks to create a studio apartment on a new second floor.

Given the existing use of the site for 3 flats the Local Highways Authority would not be minded to view that the proposed will result in a material intensification of use at the site access point.

No changes are to be made to the existing access arrangements, though the block plan does demonstrate 2 x 2 pedestrian visibility splays.

The resultant 4 flats will be provided with 4 car parking spaces. These spaces seem to be an existing provision. It is not clear if these will be allocated or unallocated. The Local Highways Authority would advise they are unallocated to be used on a flexible basis by all residents. Given the sustainable location the proposed quantity of car parking provision would be considered adequate regardless allocation.

A turn on site is achievable.

A communal cycle parking facility large enough to park 4 cycles will be provided. This would be considered an adequate

The Local Highways Authority does not consider that the proposal would have 'severe' impact on the operation of the highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 32), and that there are no transport grounds to resist the proposal.

If the Local Planning Authority is minded to grant planning consent the following conditions would be advised:

Car parking space

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

Cycle parking

No part of the development shall be first occupied until covered and secure cycle parking spaces have been provided in accordance with the approved plans.

Reason: To provide alternative travel options to the use of the car in accordance with current sustainable transport policies.

Pedestrian Visibility

No part of the development shall be first occupied until pedestrian visibility splays of 2 metres by 2 metres have been provided either side of the existing site vehicular access onto Arundel Road in accordance with the approved plans. These visibility splays shall thereafter be kept free of all obstructions over a height of 0.6 metre above adjoining carriageway level or as otherwise agreed.

Reason: In the interests of road safety.

Ian Hayward

West Sussex County Council – Planning Services

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]

Sent: 23 April 2018 17:18

To: SU Local Development

Subject: Planning Consultation on: LU/92/18/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/92/18/PL

Registered: 20th April
2018

Site Address: Flat 1 126 Arundel Road Littlehampton BN17 7DW

Grid Reference: 502662 102781

Description of Works: Studio apartment with roof extensions & bin store & cycle store

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 24-MAY-18.

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 Andrew Wood who can be contacted on telephone number 01903 737768.

Regards
Planning Officer

consultee_email

<http://www.arun.gov.uk>

NLPG UPRN 100062237016

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