

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Simon Davis
FROM:	WSCC - Highways Authority
DATE:	12 March 2021
LOCATION:	Land To North And South Of Summer Lane Pagham PO21 4NG
SUBJECT:	P/29/21/DOC Approval of details reserved by condition imposed under ref P/58/15/OUT relating to Condition No 14 - highway works.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	No Objection
S106 CONTRIBUTION TOTAL:	n/a

For clarity condition 14 of P/58/15 states, no part of the development in any phase shall be first occupied until a footway has been constructed along the north side of Summer Lane, the Summer Lane/Pagham Road junction has been realigned, and the other works as indicatively shown on drawing number 120843/A11 Revision C have been provided in accordance with plans and details submitted to and approved in writing by the Local Planning Authority, in consultation with the Local Highway Authority.

The majority of the works shown on the drawing submitted to satisfy this condition reflects the indicative arrangements shown on the drawing referenced in the condition. The only aspect that is understood to vary is the footway width on the northern side of Summer Lane. The indicative arrangement includes a 1.5 metre wide footway on the northern side. Through the detailed design, it has become apparent that a number of private driveways would need to be altered to tie in with level of the new footway. The developer has been unable to obtain the necessary consents from the landowners to make the alterations. As a result, the footway width is having to be reduced to enable construction and overcome the tie in/level issue.

The reduction in width is undesirable but in the circumstances unavoidable. In light of the site constraints, the details are considered acceptable. Condition 14 can be discharged.

Ian Gledhill
West Sussex County Council – Planning Services