

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO:Ms M Tomalova
FROM:	WSCC - Highways Authority
DATE:	25 May 2022
LOCATION:	Greybarn Church Lane Bognor Regis PO21 4NX
SUBJECT:	P/60/22/PL Replace existing conservatory with front porch, single storey rear extension and dormer windows. Extension of existing garage and part conversion to tourist accommodation. This application may affect the setting of a Listed Building.
DATE OF SITE VISIT:	n/a
RECOMMENDATION:	More Information
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.

This proposal is for the replacement of existing conservatory with front porch, single storey rear extension and dormer windows. Extension of existing garage and part conversion to tourist accommodation. The site is located and accessed off Church Lane which is a C-classified road subject to 30mph speed limit.

The proposed plan demonstrate the ancillary tourist accommodation containing double garage. At present the existing garage seems of sufficient size to accommodate one vehicle. As a result of the proposal, two parking spaces are to be situated within the proposed garage and one within the curtilage area. This space has not been demonstrated.

The applicant is requested to provide additional details clarifying if the existing wall is to be removed to accommodate the proposed parking provision? Please provide a revised plan demonstrating all parking spaces. If the existing access is to be widened, as a result of the proposal, this would need to be constructed under a WSCC Highway licence to a specification agreed with Highways Engineer.

Please provide additional information and re-consult.

Anastasia Toleva
West Sussex County Council – Planning Services