

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Arun District Council FAO: Hebe Smith
FROM:	Highways, WSCC
DATE:	18/08/2026
LOCATION:	The Greenway, West Walberton Lane, Walberton, BN18 0QS
SUBJECT:	WA/68/26/PL Construction of a self-build/custom build single dwelling, with garage outbuilding and associated works. This is a departure from the local development plan and is in CIL Zone 3 and is CIL liable as a new dwelling.
DATE OF SITE VISIT:	N/A
RECOMMENDATION:	Advice

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

WSCC in its role as Local Highway Authority (LHA) has been consulted on highway matters by the Local Planning Authority (LPA) for the proposed construction of a self-build/custom-build residential dwelling with garage outbuilding and associated works. The site is located on Arundel Road, an unclassified road subject to a speed restriction of 30 mph.

The application site will be accessed via an existing vehicle access point on Arundel Road. The existing access point is located close to the end of a no-through road, where it is anticipated to be low speed and very lightly trafficked. Consequently, whilst not specifically demonstrated, a review of local mapping suggests that visibility appears suitable for the anticipated road conditions in location. Swept path diagrams have also been submitted, which demonstrate that a number of vehicle types can access and egress the site safely.

In regards to vehicle parking, the proposals include a parking and turning area, with triple bay garage. From inspection of the plans, the proposed parking provision appears sufficient to meet the needs of the site under Arun Parking Standards requirements. On-site turning has been demonstrated to the satisfaction of the LHA.

The site is located within walking/cycle distance of local services and amenities within Fontwell Village. There is a limited bus service that runs from Arundel Road providing connections to larger urban areas. Cycling is a viable option in the area, and provision for secure cycle storage can be accommodated within the proposed garage building.

In summary, the LHA does not consider that this proposal would have 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 116), and that there are no transport grounds to resist the proposal.

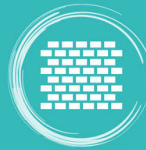
Kyran Schneider
West Sussex County Council – Planning Services



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Sent: 18 August 2026 13:31
To: Planning.Responses <Planning.Responses@arun.gov.uk>
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Regards

Kyran Schneider

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