

## WEST SUSSEX COUNTY COUNCIL CONSULTATION

<b>TO:</b>	Horsham District Council FAO: Shazia Penne
<b>FROM:</b>	Highways, WSCC
<b>DATE:</b>	14/08/2025
<b>LOCATION:</b>	Denhams, Andrews Hill, Billingshurst, RH14 9JT
<b>SUBJECT:</b>	DC/25/1108 Construction of 1no. detached dwelling and 2no. semi-detached dwellings.
<b>DATE OF SITE VISIT:</b>	N/A
<b>RECOMMENDATION:</b>	More Information
<b>S106 CONTRIBUTION TOTAL:</b>	N/A

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

This application seeks the construction of one detached dwelling and two semi-detached dwellings, with creation of a new vehicular access. The site is located on Stane Street, an A-classified road subject to national speed limit in this location. The application proposals are supported by a Transport Statement prepared by GTA Civils & Transport.

Following a review of the submitted application documents, WSCC in its role as Local Highway Authority (LHA) requests more information from the applicant, subject to the following comments:

A new vehicle access point is proposed on Stane Street to serve the development. Visibility splays of 2.4m x 160m have been demonstrated in both directions for the proposed access point.

The Transport Statement includes the results of a seven-day speed survey, which found the 85<sup>th</sup> percentile speeds to be 54 mph in both directions. This would therefore warrant visibility splays of 167m to be provided, as per Design Manual for Roads and Bridges (DMRB) parameters.

In addition to the above, I note that the demonstrated visibility splay to the north of the proposed access point may be obstructed by the brow of the hill, due to the alignment of the road in this direction. I would request that visibility be demonstrated based on what a driver's eye would realistically see. It would be useful to determine the forward visibility of cars travelling down the road toward the site.

Please raise the above points with the applicant and reconsult. Upon receiving this information, the LHA can assess the application further.

**Kyran Schneider**  
**West Sussex County Council – Planning Services**