

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Horsham District Council FAO: Bethan Tinning
FROM:	WSCC – Highways Authority
DATE:	18 June 2026
LOCATION:	Land South of Stoneleigh, Tower Hill, Horsham
SUBJECT:	DC/26/0834 Conversion of a barn to a dwelling with associated parking and garden.
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.

This application is for the conversion of a barn to a dwelling with associated parking and garden. The site is located on Tower Hill, a C-classified road subject a speed restriction of 30 mph in this location.

The existing vehicle access point on Tower Hill is to be utilised, with no alterations proposed to this arrangement. From inspection of WSCC mapping, there are no apparent visibility concerns with the existing point of access on Tower Hill. In addition, the proposed development is not anticipated to give rise to a material intensification of use of the existing access point.

The site will retain four car parking spaces. The WSCC Car Parking Demand Calculator indicates that a dwelling of this size in this location would require at least three car parking spaces. Therefore, the LHA is satisfied with the proposed level of parking provision.

The site is situated within walking/cycle distance of services, amenities and public transport links in Horsham. Cycling is a viable option in the area, and the LHA would request that secure cycle parking provision be provided, to promote sustainable travel.

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.

If the LPA are minded to approve the application, the following condition should be applied:

Cycle parking

No part of the development shall be first occupied until covered and secure cycle parking spaces have been provided in accordance with plans and details to be submitted to and approved by the Local Planning Authority.

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

Liz Corcoran
West Sussex County Council – Planning Services