

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Horsham District Council FAO: Bethan Tinning
FROM:	Highways, WSCC
DATE:	21/08/2026
LOCATION:	Envision House, 5 North Street, Horsham, RH12 1XQ
SUBJECT:	DC/26/1082 Extensions and alterations to existing property, including extensions to roof to provide for 4 no. 2-bedroom flats and 1 no. 1-bedroom flats; and associated works.
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 extensions and alterations to existing building to provide four two-bedroom flats and one one-bedroom flat and associated works.

The LHA was previously consulted regarding highway matters for this site for application DC/26/0716 (*Prior Notification for Change of Use of Class B1a Offices (First and Second Floors) to form 18 residential units (5 x 1 bed flats, 13 x 2 bed flats (Use Class C3))*), of which no highway safety or capacity concerns were raised. The LPA permitted the application. The proposals for application DC/26/0716 have been submitted alongside the current application at this site.

Vehicle access arrangements will remain as existing from Albion Way. Considering the existing office use, the LHA does not anticipate that the proposals would give rise to a material intensification of use.

21 car parking spaces are proposed within the site. Considering the site's highly sustainable location within Horsham Town Centre, whereby residents need not necessarily rely on a private car for travel, the LHA would not raise any concerns in regards to vehicle parking. Provision for secure storage of bicycles has been demonstrated in the plans.

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