

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Horsham District Council FAO: Bethan Tinning
FROM:	Highways, WSCC
DATE:	17/08/2026
LOCATION:	New Barn Farmhouse, Capel Road, Rusper, RH12 4PZ
SUBJECT:	DC/26/0963 Replacement of caravan with 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 replacement of caravan with new dwelling. The site is located on Capel Road, a C-classified road subject to a speed restriction of 40 mph.

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

Regarding parking, two off-street car parking spaces are proposed. The WSCC Car Parking Demand Calculator indicates that a dwelling of this size and location would require three car parking spaces. From inspection of the plans, there may be space to accommodate a third car parking space if required. The shared access drive can also be utilised for turning, allowing cars to exit in a forward gear. The LPA may wish to secure cycle parking if they deem it appropriate to do so, 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.

Kyran Schneider
West Sussex County Council – Planning Services