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**Proposed Residential Development of 21 Dwellings
Athelstan Way, Horsham, West Sussex, RH13 6HA**

1. Introduction

This Transport Statement (TS) has been prepared in support of a planning application submission to Horsham District Council as Local Planning Authority (LPA) for a residential development comprising 21 dwellings on land served by a cul-de-sac extension to Athelstan Way, Horsham, RH13 6HA. The location of the site is shown below.

The purpose of this statement is to assess the transport and highway implications of the proposed development, including access arrangements, trip generation, parking provision and policy compliance.

The Transport Statement has been prepared in accordance with the National Planning Policy Framework (NPPF), West Sussex County Council guidance and the Horsham District Planning Framework.

2. Site Location and Surrounding Highway Network

The site is located off Athelstan Way, a residential road within the built-up area of Horsham. The surrounding area is predominantly residential and benefits from established footways, street lighting and appropriate traffic speeds.

The proposed development will be accessed via an extension of the existing cul-de-sac, maintaining the residential character of the area.

3. Proposed Development

The proposed development comprises 19 residential dwellings with the following mix:

- 4 x 1-bed flats
- 4 x 2-bed flats
- 2 x 2-bed bungalows
- 7 x 3-bed houses
- 3 x 2-bed houses
- 1 x 4-bed house

The scale of development is considered appropriate for the location and surrounding highway network.

4. Policy Context

The National Planning Policy Framework states that development should only be refused on highways grounds where there would be an unacceptable impact on highway safety or where residual cumulative impacts would be severe. The Horsham District Planning Framework and West

Sussex County Council policies require new development to provide safe access, appropriate parking and promote sustainable travel.

5. Site Access and Highway Safety

Vehicular access will be provided via a cul-de-sac extension to Athelstan Way.

The access arrangements are considered suitable for all vehicle types, including refuse and emergency vehicles.

6. Sustainable Transport and Accessibility

The site benefits from pedestrian footways along Athelstan Way and cycle access via the local highway network.

Local bus services operate within walking distance, providing connections to Horsham town centre and railway station.

7. Trip Generation and Traffic Impact

The proposed development is expected to generate a low level of traffic typical of small residential schemes. In order to establish the likely traffic impact that the development could generate, the TRICS database V8 has been interrogated. In selecting suitable comparison sites, the following parameters have been used.

- Land Use – Residential – Houses, Privately Owned
- No. of Units – 8 to 23
- Date Range 08/05/17 to 06/05/25
- Location – Edge of Town, Neighbourhood Centre and Suburban Area

Using these parameters, the table below gives the TRICS trip rates, together with the likely traffic impact that this development could generate.

TRICS Trip Rates – Houses – Privately Owned			
	Arrivals	Departures	Total Two-way
AM Peak	0.307	0.497	0.804
PM Peak	0.274	0.156	0.430
Daily Total	2.645	2.720	5.365
Traffic Impact Based on 21 Dwellings			
AM Peak	6.44 (6)	10.44 (10)	16
PM Peak	5.75 (6)	3.28 (3)	9
Daily Total	55.6 (56)	57.1 (57)	113

From the above, it can be seen that if permitted, the site would generate 16 two-way movements in the AM peak, 9 in the PM peak and around 113 total traffic movements per day.

The additional traffic can be accommodated on the local highway network without adverse impact on safety or capacity. The TRICS data is included as [Appendix 1](#) to this Statement.

8. Parking Provision

Parking provision for the development has been assessed against the Horsham District Council Parking Standards SPD.

The site is located within the built-up area of Horsham with reasonable access to local services and public transport.

As such, parking provision has been calculated at the mid-range of the adopted residential standards.

Visitor parking has been included within the overall provision to ensure that there is no overspill parking onto Athelstan Way or surrounding residential streets.

Parking Schedule

Dwelling Type	No. of Units	Standard	Total al Spaces	Notes
1-bed Flat	4	1	4	Off Plot
2-bed Flat	4	1.5	6	Off Plot
2 - bed Bungalow	2	2	4	On Plot
2 - bed Houses	2	2	4	On Plot
3-bed Houses	8	2	16	On Plot
4-bed Houses	1	3	3	On Plot
Visitor Parking	-	-	4	-

The proposed parking provision meets the requirements of the Horsham District Council Parking Standards SPD. The mix of allocated, on-plot and visitor spaces ensures that the development will function without causing overspill parking or adverse impact on the surrounding highway network.

9. Servicing, Refuse and Emergency Access

West Sussex County Council guidance requires residential developments to demonstrate that refuse collection vehicles can safely access, manoeuvre within, and exit the site without the need for reversing onto the public highway.

The proposed cul-de-sac extension has been designed to accommodate a standard refuse collection vehicle in accordance with WSCC waste and highway design guidance. The internal carriageway geometry, turning head and carriageway widths will allow refuse vehicles to enter the site, collect waste from designated collection points, and exit in a forward gear.

Drawing Numbered NJC-001 is included as [Appendix 2](#) to this Statement. Refuse collection arrangements will therefore operate safely and efficiently without adverse impact on highway safety or residential amenity.

10. Construction Traffic

Construction traffic will be temporary and short term.

A Construction Management Plan can be secured by condition to manage deliveries and contractor parking.

11. Conclusion

The Transport Statement demonstrates that the proposed development can be safely and sustainably accommodated.

The development will not result in unacceptable highway impacts and is considered acceptable in transport terms.

Nick Culhane June 2026

Appendix 1

TRICS Data



INGRESS AND REVERSE-01



INGRESS AND REVERSE-02



EGRESS

VEHICLE DETAILS:

Green line shows body
Orange line shows axle/wheels

PHOENIX 2 DUO
(P2-15W WITH ELITE 6X4 CHASSIS)

Overall Length	11.200m
Overall Width	3.750m
Overall Body Height	3.750m
Min Body Ground Clearance	0.300m
Track Width	2.500m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	9.500m

Design speed 16kph for all Forward movements
Design speed 10kph for all Reverse movements

Client

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Project

RESIDENTIAL DEVELOPMENT AT
ATHELSTAN WAY

Drawing Title

SWEPT PATH TRACKING

Drawing Status

FOR INFORMATION

Date	Scale	Size
JAN 2026	1:250	A1
Drawing No.	Rev	
NJC-001	B	

Appendix 2

Swept Path Tracking – Refuse Vehicle

Audit Code: fbd59228-1301-4210-bcb0-8afdcfd585bc

TRIP RATE CALCULATION SELECTION PARAMETERS:

Land Use: 03 - RESIDENTIAL

Category: A - HOUSES PRIVATELY OWNED

Selected Vehicle Type: Total Vehicles

Selected regions and areas:

02	SOUTH EAST		
	ES	EAST SUSSEX	1 day
	HF	HERTFORDSHIRE	1 day
	MW	MEDWAY	2 days
03	SOUTH WEST		
	DC	DORSET	1 day
04	EAST ANGLIA		
	NF	NORFOLK	2 days
	PB	PETERBOROUGH	1 day
06	WEST MIDLANDS		
	WM	WEST MIDLANDS	1 day
07	YORKSHIRE & NORTH LINCOLNSHIRE		
	NY	NORTH YORKSHIRE	1 day
	SE	SHEFFIELD	1 day
10	WALES		
	VG	VALE OF GLAMORGAN	1 day
11	SCOTLAND		
	HI	HIGHLAND	1 day

This section displays the number of survey days per TRICS® sub-region in the selected set.

Audit Code: fbd59228-1301-4210-bcb0-8afdcfd585bc

Primary Filtering Selection:

This data displays the chosen trip rate parameter and its selected range. Only sites that fall within the parameter range are included in the trip rate calculation.

Parameter:	DWELLS
Actual Range:	8 to 23 (units:DWELLS)
Range Selected by User:	4 to 4334 (units:DWELLS)
Parking Spaces Range:	6 - 2824

Public Transport Provision:

Selection by:	All Surveys Included
Date Range:	05/05/87 to 30/06/25

This data displays the range of survey dates selected. Only surveys that were conducted within this date range are included in the trip rate calculation.

Selected survey days:

Friday	3 days
Monday	3 days
Thursday	1 days
Tuesday	1 days
Wednesday	5 days

This data displays the number of selected surveys by day of the week.

Selected survey types:

Manual count	12
Direction ATC Count	1

This data displays the number of manual classified surveys and the number of unclassified ATC surveys, the total adding up to the overall number of surveys in the selected set. Manual surveys are undertaken using staff, whilst ATC surveys are undertaken using machines

Selected Locations:

Edge of Town	6 days
Neighbourhood Centre	4 days
Suburban Area	3 days

This data displays the number of surveys per main location category within the selected set. The main location categories consist of Free Standing, Edge of Town, Suburban Area, Neighbourhood Centre, Edge of Town Centre, Town Centre and Not Known.

Selected Location Sub Categories:

Residential Zone	10 days
Village	3 days

This data displays the number of surveys per location sub-category within the selected set. The location sub-categories consist of Commercial Zone, Industrial Zone, Development Zone, Residential Zone, Retail Zone, Built-Up Zone, Village, Out of Town, High Street and No Sub Category.

Inclusion of Servicing Vehicle Counts:

Servicing vehicles Excluded	2 days
Servicing vehicles Included	3 days
Servicing vehicles Unknown	8 days

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Secondary Filtering Selection:

Use Class:

C3	13 surveys
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This data displays the number of surveys per Use Class classification within the selected set. The Use Classes Order (England) 2020 has been used for this purpose, which can be found within the Library module of TRICS®.

Population within 500m Range:

750 - 3970

Population within 1 mile:

1,001 to 5,000	3 surveys
10,001 to 15,000	2 surveys
15,001 to 20,000	5 surveys
20,001 to 25,000	2 surveys
5,001 to 10,000	1 surveys

This data displays the number of selected surveys within stated 1-mile radii of population.

Population within 5 miles:

125,001 to 250,000	5 surveys
25,001 to 50,000	2 surveys
250,001 to 500,000	2 surveys
5,001 to 25,000	2 surveys
50,001 to 75,000	2 surveys

This data displays the number of selected surveys within stated 5-mile radii of population.

Car ownership within 5 miles:

0.6 to 1.0	4 surveys
1.1 to 1.5	7 surveys
1.6 to 2.0	2 surveys

This data displays the number of selected surveys within stated ranges of average cars owned per residential dwelling, within a radius of 5-miles of selected survey sites.

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Petrol filling station:

This data displays the number of surveys within the selected set that include petrol filling station activity, and the number of surveys that do not.

Travel Plan:

No	10 surveys
Yes	3 surveys

This data displays the number of surveys within the selected set that were undertaken at sites with Travel Plans in place, and the number of surveys that were undertaken at sites without Travel Plans.

PTAL Rating:

No PTAL Present	13 surveys
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This data displays the number of surveys within the selected set that include petrol filling station activity, and the number of surveys that do not.

COVID-19 Restrictions:

No

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LIST OF SITES relevant to selection parameters:

Site 1:	DC-03-A-12	Site area:	0.82 hect
Development Name:	PRIVATELY OWNED HOUSES	Number of dwellings:	17 DWELLS
Location:	WEYMOUTH	Housing density:	141.67
Postcode:	DT4 9GJ	Total Bedrooms:	71.00
Main Location Type:	Suburban Area	Survey Date:	06/05/2025
Sub Location Type:	Residential Zone	Survey Day:	Tuesday
PTAL:	n/a		
Site 2:	ES-03-A-20	Site area:	0.51 hect
Development Name:	DETACHED & SEMI-DETACHED	Number of dwellings:	13 DWELLS
Location:	HAILSHAM	Housing density:	39.39
Postcode:	BN27 4EW	Total Bedrooms:	41.00
Main Location Type:	Edge of Town	Survey Date:	06/11/2024
Sub Location Type:	Residential Zone	Survey Day:	Wednesday
PTAL:	n/a		
Site 3:	HF-03-A-05	Site area:	0.1899999976158142 hect
Development Name:	TERRACED HOUSES	Number of dwellings:	8 DWELLS
Location:	WATFORD	Housing density:	44.44
Postcode:	WD19 7QY	Total Bedrooms:	24.00
Main Location Type:	Edge of Town	Survey Date:	05/06/2023
Sub Location Type:	Residential Zone	Survey Day:	Monday
PTAL:	n/a		
Site 4:	HI-03-A-16	Site area:	1.32 hect
Development Name:	PRIVATELY OWNED HOUSES	Number of dwellings:	13 DWELLS
Location:	NEAR FORT WILLIAM	Housing density:	9.85
Postcode:	PH33 7RD	Total Bedrooms:	47.00
Main Location Type:	Neighbourhood Centre	Survey Date:	10/10/2024
Sub Location Type:	Village	Survey Day:	Thursday
PTAL:	n/a		
Site 5:	MW-03-A-01	Site area:	0.20000000298023224 hect
Development Name:	DETACHED & SEMI-DETACHED	Number of dwellings:	8 DWELLS
Location:	NEAR CHATHAM	Housing density:	50.00
Postcode:	ME1 3FE	Total Bedrooms:	32.00
Main Location Type:	Neighbourhood Centre	Survey Date:	22/09/2017
Sub Location Type:	Village	Survey Day:	Friday
PTAL:	n/a		
Site 6:	MW-03-A-02	Site area:	0.699999988079071 hect
Development Name:	MIXED HOUSES	Number of dwellings:	19 DWELLS
Location:	RAINHAM	Housing density:	32.20
Postcode:	ME8 8XU	Total Bedrooms:	56.00
Main Location Type:	Edge of Town	Survey Date:	06/06/2022
Sub Location Type:	Residential Zone	Survey Day:	Monday
PTAL:	n/a		
Site 7:	NF-03-A-03	Site area:	0.6299999952316284 hect
Development Name:	DETACHED HOUSES	Number of dwellings:	10 DWELLS
Location:	THETFORD	Housing density:	20.00
Postcode:	IP24 1EY	Total Bedrooms:	40.00
Main Location Type:	Edge of Town	Survey Date:	16/09/2015
Sub Location Type:	Residential Zone	Survey Day:	Wednesday
PTAL:	n/a		
Site 8:	NF-03-A-10	Site area:	0.699999988079071 hect
Development Name:	MIXED HOUSES & FLATS	Number of dwellings:	17 DWELLS
Location:	HUNSTANTON	Housing density:	30.91
Postcode:	PE36 5PS	Total Bedrooms:	41.00
Main Location Type:	Edge of Town	Survey Date:	12/09/2018
Sub Location Type:	Residential Zone	Survey Day:	Wednesday
PTAL:	n/a		

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Site 9:	NY-03-A-13	Site area:	0.30000001192092896 hect
Development Name:	TERRACED HOUSES	Number of dwellings:	10 DWELLS
Location:	CATTERICK GARRISON	Housing density:	33.33
Postcode:	DL9 4SB	Total Bedrooms:	32.00
Main Location Type:	Suburban Area	Survey Date:	10/05/2017
Sub Location Type:	Residential Zone	Survey Day:	Wednesday
PTAL:	n/a		
Site 10:	PB-03-A-05	Site area:	1.45 hect
Development Name:	PRIVATELY OWNED HOUSES	Number of dwellings:	15 DWELLS
Location:	PETERBOROUGH	Housing density:	12.61
Postcode:	PE7 8SL	Total Bedrooms:	67.00
Main Location Type:	Neighbourhood Centre	Survey Date:	25/04/2025
Sub Location Type:	Residential Zone	Survey Day:	Friday
PTAL:	n/a		
Site 11:	SE-03-A-02	Site area:	0.36 hect
Development Name:	MIXED HOUSES & FLATS	Number of dwellings:	23 DWELLS
Location:	NEAR SHEFFIELD	Housing density:	71.88
Postcode:	S20 5EW	Total Bedrooms:	66.00
Main Location Type:	Neighbourhood Centre	Survey Date:	20/09/2024
Sub Location Type:	Village	Survey Day:	Friday
PTAL:	n/a		
Site 12:	VG-03-A-01	Site area:	0.20999999344348907 hect
Development Name:	SEMI-DETACHED & TERRACED	Number of dwellings:	12 DWELLS
Location:	BARRY	Housing density:	85.71
Postcode:	CF63 2RE	Total Bedrooms:	36.00
Main Location Type:	Edge of Town	Survey Date:	08/05/2017
Sub Location Type:	Residential Zone	Survey Day:	Monday
PTAL:	n/a		
Site 13:	WM-03-A-07	Site area:	0.7799999713897705 hect
Development Name:	DETACHED HOUSES	Number of dwellings:	14 DWELLS
Location:	STOURBRIDGE	Housing density:	17.95
Postcode:	DY8 3DF	Total Bedrooms:	64.00
Main Location Type:	Suburban Area	Survey Date:	18/09/2024
Sub Location Type:	Residential Zone	Survey Day:	Wednesday
PTAL:	n/a		

Audit Code: fbd59228-1301-4210-bcb0-8afdcfd585bc

TRIP RATE for Land Use 03 - RESIDENTIAL/A - HOUSES PRIVATELY OWNED

Total Vehicles

Calculation factor: 1 DWELLS

*BOLD print indicates peak (busiest) period

Period	Trips per 1 DWELLS DWELLS		
	Inbound	Outbound	Total
08:00-09:00	0.307	0.497	0.804
17:00-18:00	0.274	0.156	0.430

Time Range	No. Days	Ave. DWELLS	Arrivals	Departures	Totals
00:00-01:00					
01:00-02:00					
02:00-03:00					
03:00-04:00					
04:00-05:00					
05:00-06:00					
06:00-07:00					
07:00-08:00	13	14	0.101	0.184	0.285
08:00-09:00	13	14	0.307	0.497	0.804
09:00-10:00	13	14	0.173	0.196	0.369
10:00-11:00	13	14	0.151	0.156	0.307
11:00-12:00	13	14	0.179	0.190	0.369
12:00-13:00	13	14	0.218	0.240	0.458
13:00-14:00	13	14	0.235	0.201	0.436
14:00-15:00	13	14	0.184	0.201	0.385
15:00-16:00	13	14	0.307	0.274	0.581
16:00-17:00	13	14	0.307	0.229	0.536
17:00-18:00	13	14	0.274	0.156	0.430
18:00-19:00	13	14	0.235	0.168	0.403
19:00-20:00					
20:00-21:00					
21:00-22:00					
22:00-23:00					
23:00-00:00					
Total Rates:			2.671	2.692	5.363

This section displays the trip rate results based on the selected set of surveys and the selected count type (shown just above the table). It is split by three main columns, representing arrivals trips, departures trips, and total trips (arrivals plus departures). Within each of these main columns are three sub-columns. These display the number of survey days where count data is included (per time period), the average value of the selected trip rate calculation parameter (per time period), and the trip rate result (per time period). Total trip rates (the sum of the column) are also displayed at the foot of the table.

To obtain a trip rate, the average (mean) trip rate parameter value (TRP) is first calculated for all selected survey days that have count data available for the stated time period. The average (mean) number of arrivals, departures or totals (whichever applies) is also calculated (COUNT) for all selected survey days that have count data available for the stated time period. Then, the average count is divided by the average trip rate parameter value, and multiplied by the stated calculation factor (shown just above the table and abbreviated here as FACT). So, the method is: $COUNT/TRP*FACT$. Trip rates are then rounded to 3 decimal places.

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Parameter Summary:

Trip rate parameter range selected:	4 - 4334 (units: DWELLS)
Survey date date range:	16/09/2015 - 06/05/2025
Number of weekdays (Monday-Friday):	13
Number of Saturdays:	0
Number of Sundays:	0
Surveys automatically removed from selection:	0
Surveys manually removed from selection:	0

This section displays a quick summary of some of the data filtering selections made by the TRICS® user. The trip rate calculation parameter range of all selected surveys is displayed first, followed by the range of minimum and maximum survey dates selected by the user. Then, the total number of selected weekdays and weekend days in the selected set of surveys are shown. Finally, the number of survey days that have been manually removed from the selected set outside of the standard filtering procedure are displayed.