WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Horsham District Council FAO:
FROM:	WSCC – Highways Authority
DATE:	18 December 2024
LOCATION:	The Old Rectory, Steyning Road, West Grinstead, West Sussex, RH13 8LR
SUBJECT:	DC/24/1849 Construction of barn style garage.
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 proposal is for the construction of barn style garage. The site is located on Steyning Road, an unclassified road subject to a speed restriction of 60 mph in this location.

The LHA previously provided consultation advice for this site for application DC/24/1013, raising no highway safety concerns. This Local Planning Authority (LPA) permitted the application.

There are no proposed changes to the existing access point onto Steyning Road. An inspection of data supplied to WSCC by Sussex Police over a period the past five years reveals that have been no recorded injury accidents within the vicinity of the site. Therefore, there is no evidence to suggest that the existing access is operating unsafely or that the proposal would exacerbate an existing safety concern. This proposal is not anticipated to result in an increased intensification of use on the property.

From inspection of the plans, the proposed double bay garage is suitably sized. Additionally, there is space on the drive for additional parking and on-site turning appears achievable.

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.

Liz Corcoran
West Sussex County Council – Planning Services