West Sussex County Council - Planning Consultation Response

To: Horsham District Council

Date: 15 October 2026

FAO: Steve Astles

From: WSCC - Highways Authority

LPA Reference: DC/26/1438

Location: Bilton

Mill Road

West Chiltington

West Sussex

RH20 2PY

Proposal: Creation of new shared vehicular crossover and shared driveway realignment.

Date of Site Visit: N/A

Recommendation: More Information

The proposal seeks the relocation of the existing access serving Bilton and Old Bilton, slightly further north of the existing access point.

It appears that visibility splays have been provided, although it is not easy to assess these within the plans provided due to the fine line weight and overlapping elements. It is apparent however that the splays have been drawn incorrectly, intersecting third party land (outside of the red edge of the applicant ownership) and drawn to the opposing carriageway edge.

Visibility splays for a 30mph road should ordinarily measure 2.4m x 43m in both directions, they should intersect land only within the ownership of the applicant and should be drawn to the near-side carriageway edge. The LHA anticipates that the existing splays are substandard however are mindful that the current access has functioned for some time with no known highways' safety concerns, personal injury claims or collisions registered in the last five years. The relocation of the access further north will bring the access closer to a large tree, which could further restrict visibility. The road geometry at this location means that visibility northbound is restricted to the by adjacent hedgerows and therefore full visibility currently cannot be obtained in this direction.

The applicant should provide a clear plan demonstrating the visibility from the existing access, drawn to the nearside carriageway edge, the splays should not intersect third party land.
Visibility splays should then be provided demonstrating the visibility obtainable from the new access position- taking into consideration the vegetation in the northbound direction and the large tree trunk.

The Highway Authority would not support a replacement access or access alterations which would not demonstrate an improvement overall. Vehicles travelling southbound past the access, would pose the highest risk to a vehicle emerging onto Mill Road, as this is the nearside carriageway.

For any vegetation to be included within the visibility splay, it would need to be maintained to a height of below 0.6m in perpetuity, which is a driver's approximate eye line, to ensure that the splays could be retained.

Please can the applicant provide clear and accurate visibility splay diagrams for both the existing and proposed access points which adhere to the above requirements.

Once this information has been provided, please re-consult.

Jodie Wilkes
West Sussex County Council – Planning Services (Highways)