West Sussex County Council - Planning Consultation Response

To: Horsham District Council
FAO: Meg Bayliss
From: WSCC - Highways Authority

Date: 19 November 2026

LPA Reference: DC/26/0491
Location: 80 Station Road
Horsham
West Sussex
RH13 5EU
Proposal: Creation of a dropped kerb.
Amended plans received.

Date of Site Visit: N/A
Recommendation: Advice

I refer to your consultation in respect of the above planning application and would provide the following comments.

The proposal seeks to create a vehicular crossover to access frontage hardstanding serving 80 Station Road, Horsham. The applicant has provided amended plans demonstrating that the entire frontage is to be laid to hardstanding to serve the property. This has been shown as accommodating four vehicles. The hardstanding depth has been shown to be 11m, this figure accommodates sufficient depth to allow four vehicles to park, accommodating the required 6m space fronting the property door (as per the guidance within WSCC VCO application criteria).

Any new vehicular access onto publicly maintained highway is subject to a license obtainable from WSCC Highways Authority. No works can be commenced on the highway prior to the license being obtained. The applicant is advised that in addition to obtaining planning permission that they must also obtain formal approval from the highway authority to carry out the site access works on the public highway. The granting of planning permission does not guarantee that a vehicle crossover licence shall be granted because the highway license process considers wider factors than are considered by the Highway Authority at planning stage.

The applicant is encouraged to ensure that their access proposals align with the WSCC guidance, WSCC Vehicular Cross Over: Application Criteria guidance, which can be found at the following link:
https://www.westsussex.gov.uk/media/20290/vco_guidance_notes.pdf

Neighbouring properties operate on a similar access arrangement to that proposed and appear to do so with no known highway safety concerns. The proposal would provide benefit in that it would formalise an existing practise and reduce the potential for damage to the kerbstones and footway through improper use.

It is considered that pedestrians would be anticipating vehicles emerging from accesses whilst travelling along Station Road, and the low boundary treatment along property frontages seek to ensure that emerging drivers have suitable visibility of oncoming road users.

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 (in line with TR6 paragraph 4) and that there are no transport grounds to resist the proposal.

Informative Note
Vehicle Crossover – Minor Highway Works
The applicant is advised that in addition to obtaining planning permission that they must also obtain formal approval from the highway authority to carry out the site access works on the public highway. The granting of planning permission does not guarantee that a vehicle crossover licence shall be granted because the highway license process considers wider factors than are considered by the Highway Authority at planning stage.

Additional information about the licence application process can be found at the following web page:
http://www.westsussex.gov.uk/roads-and-travel/highway-licences/dropped-kerbs-or-vehicle-crossovers-for-driveways-licence/

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