

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Mid Sussex District Council - FAO: Joseph Swift
FROM:	WSSC – Highways Authority
DATE:	20 February 2025
LOCATION:	Ote Hall Farm Janes Lane Burgess Hill RH15 0SR
SUBJECT:	DM/25/0074 Discharge of Planning Condition No: 8 relating to Planning Application DM/21/3607. More information received from Joseph Swift's email on 11th February 2025.
RECOMMENDATION:	No Objection

West Sussex County Council, in its capacity as Local Highway Authority (LHA), have been re-consulted on discharge of condition 8 of DM/21/3607 (farm shop/café). Condition 8 pertains to Construction Management Plan (CMP). In comments dated 17th January 2025 the LHA requested further information on the anticipated number, frequency and types of vehicles used during construction and details of wider routing of vehicles during construction.

A site plan has been provided showing the largest anticipated vehicle can manoeuvre access and turn on site. The applicant has estimated that approx. 60 articulated vehicles over three-week period then reducing to average 2 vehicles/day for deliveries. It is anticipated in this phase that the majority of vehicles will be flatbed trucks/vans. The LHA raise no concern in terms of highway safety and operational capacity of nearby road network on this basis.

The wider lorry routing has been provided where this uses A272 and Valebridge Lane/Janes Lane to enter site and left to exit (Janes Lane/Ditchling Road/Lunces Hill/A272 – travelling north). It is considered suitable and minimises use of local residential roads.

The plans and details pertaining to condition 8 are acceptable from the highways point of view.

Katie Kurek
West Sussex County Council – Planning Services