

## WEST SUSSEX COUNTY COUNCIL CONSULTATION

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| <b>TO:</b>                 | Mid Sussex District Council<br>FAO: Jessica Szollosi                                                                                               |
| <b>FROM:</b>               | WSSC – Highways Authority                                                                                                                          |
| <b>DATE:</b>               | 23 March 2026                                                                                                                                      |
| <b>LOCATION:</b>           | 45 Lashmere, Crawley, RH10 3RR                                                                                                                     |
| <b>SUBJECT:</b>            | DM/25/2621<br>Retrospective application for the use of converted garage as self-contained studio (Description updated by agreement on 10/03/2026). |
| <b>DATE OF SITE VISIT:</b> | n/a                                                                                                                                                |
| <b>RECOMMENDATION:</b>     | Advice                                                                                                                                             |

**This application has been dealt with in accordance with the Development Control Scheme protocol for small scale proposals.**

This is a retrospective application for the use of converted garage as self-contained studio. The site is located on Lashmere, an unclassified road subject to a speed restriction of 30 mph. Following an inspection of the application documents, WSSC in its role as Local Highway Authority (LHA) raises no highway safety concerns for this application.

There are no proposed changes to the existing access arrangements. As this application is for a single dwelling only, the LHA does not anticipate that the proposed development would give rise to a significant material intensification of movements to or from the site.

The applicant proposes to retain two existing vehicle parking spaces with one parking space for both the existing and proposed dwellings. On-site turning does not appear achievable, so vehicles may have to exit the site in a reverse gear. However, this is the existing arrangement that has been operating with no known safety concerns.

The WSSC Car Parking Demand Calculator indicates that the LHA would expect a dwelling of this size and location to provide two parking spaces. Therefore, any overspill parking would have to be accommodated on street. The LHA does not anticipate that the shortfall of one parking space would give rise to a highway safety concern; however, the LPA may wish to consider the potential amenity impacts on on-street parking.

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**