

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Mid Sussex District Council FAO: Peter Davies
FROM:	Highways, WSCC
DATE:	19/08/2026
LOCATION:	10 Furzeland Way, Sayers Common, BN6 9JB
SUBJECT:	DM/26/1584 Hip to gable roof enlargement. loft conversion with rear dormer and front facing roof windows. Single storey rear and side extensions. New vehicular access and parking to the principle front elevation.
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.

WSCC in its role as Local Highway Authority (LHA) has been consulted on highway matters by the Local Planning Authority (LPA) for the proposed hip to gable roof enlargement, loft conversion, single-storey rear and side extensions and new vehicular access with parking. The site will be accessed from London Road, a B-classified road subject to a speed restriction of 30 mph.

A new vehicle access point is proposed on London Road to facilitate access to an off-street car parking area, providing three car parking spaces. From inspection of WSCC mapping, there are no apparent visibility concerns with the proposed point of access on London Road. On-site turning appears achievable within the site, allowing cars to exit in a forward gear.

The proposed access works will be subject to a licence obtained from WSCC and constructed to a specification agreed with a WSCC Highway Area Engineer. I note that WSCC have a policy of not granting licences for accesses that cross/sever large expanses of grass amenity areas. The grassed areas along London Road in this location may be considered such an amenity area, so an application for a VCO could be refused for this reason. I advise that further dialogue between the applicant and WSCC's Highway Area Team may be needed to assess the suitability of the proposals. I include a relevant informative note below.

But from strictly a planning perspective, 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.

If the LPA are minded to approve the application, the following informative should be applied:

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:

<https://www.westsussex.gov.uk/roads-and-travel/highway-network-permits-and-licences/highway-licences/west-sussex-county-council-licences/dropped-kerbs-or-vehicle-crossovers-for-driveways/>

Kyran Schneider
West Sussex County Council – Planning Services