

From: Emma Avis <Emma.Avis@westsussex.gov.uk>
Sent: 07 May 2025 18:34:35 UTC+01:00
To: "planninginfo" <planning@midsussex.gov.uk>
Subject: WSCC Consultation Response from County Highways - Planning Services - DM/25/0582

TO:	Mid Sussex District Council (MSDC) - The Local Planning Authority (LPA) Planning officer: Katherine Williams
FROM:	West Sussex County Council (WSCC) – The Local Highway Authority (LHA) - Consultee to the LPA Planning officer: Emma Avis
LOCATION:	Incorpore Ltd, 34 Cyprus Road, Burgess Hill, West Sussex, RH15 8DX
SUBJECT:	DM/25/0582 - Demolition of existing building, erection of a part 4, part 5 storey building for assisted living accommodation for up to 14 occupiers and on-site staff facilities (Use Class C2) and commercial space on the lower ground floor (Use Class E).
DATE OF SITE VISIT:	Area known to officer
RECOMMENDATION:	No Objection

- 1.1 No objection was raised to the previous scheme on this site under planning reference 09/01680 for a similar application by the LHA.
- 1.2 A nil car parking provision is proposed as previously, given the sites location, the proposed use and local parking restrictions this is unlikely to give rise to any highway safety issues. There are no highway grounds to resist this application.
- 1.3 The site is located within a town centre location where there are a wide range of facilities, including sustainable transport options within reasonable walking distance. Cycle parking is also proposed within the building.
- 1.4 There are currently dropped kerbs in front of the building, to discourage any parking full height kerbs would be required to be installed. This work would need to be carried out under a minor highway works license.

Emma Avis (MCIHT) - Planner
County Highways (Development Management) - Planning Services

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