

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Mid Sussex District Council - FAO: ANNA TIDEY
FROM:	WSSC – Highways Authority
DATE:	31 January 2025
LOCATION:	Barn Cottage Pavilion Barn Cottage Lane Haywards Heath West Sussex RH16 3QW
SUBJECT:	DM/25/0061 Discharge of condition nos 7 and 10 of planning application DM/24/1802. More information received from Anna Tidey's email on 22nd January 2025.
RECOMMENDATION:	NO OBJECTION

West Sussex County Council, in its capacity as Local Highway Authority (LHA), have been re-consulted on discharge of conditions attached to approval DM/24/1802.

Condition 7 – Construction Environmental Management Plan (CEMP)

Condition 10 – Site Set-Up

The LHA requested that access/parking in to site during construction phase was clarified. The applicant has confirmed that limited vehicle access in to site will be provided for contractor parking. Manual for Streets advises 6m width to access parking space at 90degree. The plan provided appears to show approx. 5m width in the turning space thus a multipoint manoeuvre may be required. The Site gates opening does not appear to scale at a sufficient width to allow a car to pass through (this should be 3m). However, there does appear to be space to allow this. The Local Highways Area Office should be contacted regards licence for temporary crossover/access in to site. Whilst local mapping shows a lower kerb this is not completely dropped and thus to ensure this takes proper form that does not damage existing full height kerb, requirements should be discussed with Area Office. Please see attached informative.

Ideally parking spaces and turning spaces in site, and access opening should be re-drawn to show accurate space required, however, the LHA is mindful that as long as access temporary crossover requirements are agreed with Area Office that there would be no highway safety reason to object to the CEMP. Vehicle movements are likely to be infrequent and restricted considering the limited space on site.

The plans and details pertaining to condition 7 and 10 are acceptable from the highway safety and capacity point of view.

INFORMATIVE

The applicant is advised of the requirement to enter into early discussions with and obtain the necessary licenses from the Highway Authority to cover any temporary construction related works that will obstruct or affect the normal operation of the public highway prior to any works commencing. These temporary works may include, the placing of skips or other materials within the highway, the temporary closure of on-street parking bays, the imposition of temporary parking restrictions requiring a Temporary Traffic Regulation Order, the erection of hoarding or scaffolding within the limits of the highway, the provision of cranes over-sailing the highway, temporary crossover licence.

Katie Kurek
West Sussex County Council – Planning Services