

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Mid Sussex District Council - FAO: Susan Dubberley
FROM:	WSSC – Highways Authority
DATE:	18 May 2026
LOCATION:	Francis Court Borers Arms Road Crawley RH10 3LQ
SUBJECT:	DM/26/1090 Discharge of condition nos. 21 and 26 relating to planning application DM/23/2360.
RECOMMENDATION:	No Objection

West Sussex County Council, in its capacity as Local Highway Authority (LHA), have been consulted on discharge of condition 26 attached to approval DM/23/2360 (Demolition of existing care home and construction of a 78-bedroom care home).

Condition 26 pertains to Travel Plan yet under DM/23/2360 the LHA advised the Travel Plan be secured by legal agreement only due to the monitoring fee attached. Nevertheless, LHA note that it has been secured both by legal agreement and condition.

The Travel Plan was already commented on under DM/23/2360 as acceptable. The revised TP is broadly in accordance with what was previously commented on, however it is noted it has been updated.

Para. 3.2.1 - *target of 40% single occupancy car driving mode split for daytime staff is considered achievable within 5-years from meaningful occupation of the Site.* This 40% target will be reviewed against the first staff travel survey to assess its ongoing appropriateness for use on this site.

Section 6 goes on to discuss the 40% SOV modal shift but doesn't state what the current split is for SOV thus difficult to ascertain whether this would be a 10% target (i.e. current/baseline SOV trips would need to be 50%).

However, table 6.1 sets out the requested 12-hour trips target (Target 1 – Daily Car Trip Reduction) as approx. 189 (211 over 12 hour – 10%). A secondary target 2 for Peak Period Car Trip Reduction is also set as reducing by approx. 2 trips in AM and PM peak hours respectively. Considering the care home is reduction in size from existing is considered achievable.

Travel information pack for staff is included within appendix. A noticeboard, travel website will also be implemented. An example of staff travel survey has been provided – these will be annually undertaken (in addition to baseline surveys being undertaken within 6 months of occupation).

The plans and details pertaining to condition 26 are acceptable, although the applicant is reminded that the monitoring fee and provision of TP through the obligations in the legal agreement would still be required.

Katie Kurek
West Sussex County Council – Planning Services