

WEST SUSSEX COUNTY COUNCIL CONSULTATION

TO:	Mid Sussex District Council FAO: Caroline Grist
FROM:	WSSC – Highways Authority
DATE:	5 th December 2025
LOCATION:	Hillsborough House 118 High Street Hurstpierpoint West Sussex
SUBJECT:	DM/25/2550 Change of Use from 6 no self contained flats, 4x1bed, 2x 2 bed (Class C3) to Children's Residential Home (Class C2) for a maximum of seven children between the ages of 8 and 18, with up to 5 carers working during the day and up to 3 carers at night
RECOMMENDATION:	No Objection

There are no in-principle highways or transport related concerns with this proposal.

The permitted use of the existing building is noted. As such, the existing residential units can, and no doubt will, generate a number of daily vehicle trips from residents and any visitors. Estimated trip generation from the proposed use is provided in the submitted Design and Access Statement. Based on this, there is no expectation that this proposal would generate any significant increase in activity compared with the existing use.

The existing use benefits from six off-street car parking spaces. The number of spaces is to remain unchanged as part of these proposals. In light of the number of careers indicated, the provision of six spaces would seemingly accommodate any potential demands. It's apparent that there is scope for visitors to park on-street in the vicinity of the site notwithstanding the presence of enforceable parking restrictions.

The Applicant refers to staff being encouraged to use public transport and cycle where possible. This is welcomed although it's appreciated that this may not be a practicable option for all staff.

Viewed against paragraphs 115,116, and 117 of the National Planning Policy Framework, the proposals are considered acceptable on transport grounds, and are not expected to generate any unacceptable highway safety or otherwise severe impacts.

No objection would be raised to this proposal. If minded to approve this application, a condition is recommended to retain the existing car parking arrangements.

Ian Gledhill
West Sussex County Council – Planning Services