



Local highways

The proposal site is immediately south of the B2192 Lewes Road, which would provide the vehicular and pedestrian access to the proposed development.

The site had previously been put forward for a mixed-used development, including residential dwellings, and whilst these plans were not enacted, it is important to recognise that traffic surveys were conducted to establish if the land could be developed.

Highways officers concluded at the time that development on land south of Lewes Road should not be refused on the grounds of transport and access. To ensure this remains the case, Croudace instructed highways experts Bellamy Roberts LLP to carry out a similar survey this year to review the highway capacity and likely impact of the proposed development.

All findings, along with potential highway enhancements, will be set out within the Transport Assessment submitted and consulted on as part of the planning application.

Car and Cycle Parking

Car parking provision will:

- Be in line with the Council’s standards
- Delivered mainly through driveway spaces and visitor bays as well as a parking court for the community facilities
- Provision will be made for electric vehicle charging
- Secure cycle storage will also be provided to meet all local policy requirements

Public Transport

The site is situated in a sustainable location, with amenities accessible by most modes of transport. Immediately to the north, the existing 28 bus routes along Lewes Road, provides access to Brighton, Ringmer and Lewes and lies within easy reach of major road connections.