



Network Rail - Planning,
1 Eversholt Street,
London, NW1 2DN

Planning Department
West Sussex County Council
By email only

14/08/2020

Dear Sir/Madam

Network Rail Response: WSCC/036/20 - Ford Circular Technology Park, Ford Road, Ford, Arundel BN18 0XL

Thank you for consulting Network Rail regarding the above planning application.

Following an internal consultation, Network Rail would like to **object** to the proposal until discussions have taken place between Network Rail and relevant stakeholders. The meeting will provide Network Rail with the opportunity to better understand the impacts of the proposed development on Network Rail's infrastructure as well as expand on the concerns raised in this letter.

Network Rail's level crossing team have raised concerns regarding the additional vehicular movements generated by the proposed development during both the construction and operational phases. The additional vehicular movements may worsen traffic at both Yapton and Ford MCB level crossings which could lead to an increase in misuse.

It is proposed within the Transport Statement that the proposed development when operational will generate a total of 465 trips with 240 trips made by HGV on a peak day. It is accepted that not all trips would be via the Ford or Yapton level crossings. However, given the level crossings provide the quickest and most direct route to the A27 it should be expected that a substantial number of trips will be via these routes.

Network Rail have raised similar concerns for other proposed developments in the area such as the development for 1,500 new dwellings, which is also located on Ford Airfield.

Network Rail are therefore keen to work with the applicant, the Highways Authority and the Local Planning Authority to find a solution that satisfies all parties and ensures the safe operation of the railway is maintained.

Kind Regards,

Nick Donoghue

Town Planning Technician | Property

Network Rail

1 Eversholt St | London | NW1 2DN

M 07732 639934

E Nicholas.Donoghue@networkrail.co.uk

www.networkrail.co.uk/property