

Steve,

I attach the updated package and would offer my comments in response as below:

Southern Water has no objection to discharge condition 04 relating to surface water drainage. The submitted drainage layout (Drawing No. D1955-4 Rev B) indicates that the proposed surface water flows from the building are reduced from the existing contributing flows limiting to no greater than 2.5l/s to public surface water sewers. Surface water may be discharged to the existing sewer, provided the rate of discharge to sewer is no greater than existing contributing flows. No details regarding surface water maintenance and management has been submitted. Therefore, Southern Water is unable to comment on condition 05 relating to surface water maintenance. Noted, the strategy informs a clear betterment in accordance with NPPF requirements, and we trust Southern Water will acknowledge this from the information supplied.

Engineers comments on surface water drainage (Conditions 4 & 5);

1. Management and maintenance manual has not been submitted. Maintenance schedule enclosed.
2. Show rainwater downpipes/connections on plan. To either connect to proposed manholes or via oblique junctions. Rainwater goods added; these are however subject to some refinement via the architect.
3. Highway retaining walls noted to include weepholes/granular backfill – please update note on plan. Annotation update to coordinate with the WSCC approved data (also enclosed).
4. Indicate historic surface water drainage on site including its proposed abandonment. Noted, however this is already shown.
5. ACO drain – is it possible to move sump outlet to the other end of the channel and connect to manhole S3 (soffit to soffit level). Yes this has been relocated and noted for a higher connection to the catchpit.
6. Southern Waters agreement in principle to a discharge no greater than 2.5 l/s is noted, however the calculations for the 1 in 100 year event + 40% appears to exceed this rate. There is also flooding predicted. Please review, in order to achieve a discharge rate no greater than 2.5 l/s and no above ground flooding. The flow control criteria have been adjusted so 2.5l/sec is not exceeded during the 1:100+40% storm. The design adheres to NPPF guidelines which does not require all storm durations to be stored below ground for the 100yr events, that said it shall be noted that the 100yr event does not flood here; only very minor with the climate change. Furthermore the hydraulic model does NOT include the additional storage provision that is available within aco channel/sump/lateral and rainwater goods pipework which clearly will reduce/cancel out the 'potential flood volume' that is shown during the shorter durations. Should flooding ever occur it will enter the Public Highway directly adjacent mimicking the existing scenario inclusive of the overall betterment this system will provide to the local drainage network.
7. Whilst the hydraulic calculations are for this development, the heading appears to be for another site. Please adjust. Noted and corrected.
- 2
8. The proposed new road gully associated with the Section 278 works will also require Section 106 approval

from Southern Water – add note to plan. The existing note relating to the other surface water connection is headed 'foul sewer connection' in error – please adjust. Noted and updated.

9. Construction details;

a) Include sump outlet detail for channel drain. Noted and updated.

b) Catchpits – specify ductile iron covers & frames of suitable load grading. Noted and updated.

c) Provide control chamber detail. Noted and updated.

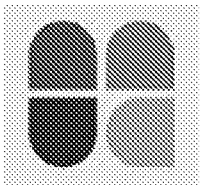
At present I cannot recommend discharge of conditions 4 & 5.

I trust the above resolves all matters and look forward to hearing from you by return.

Regards,

Mark Akmenkalns

Managing Director



Bright Plan Civils, Transport Planning and Civil Engineering Consultants

Bright Plan Civils, 2 West Barn, Norton Lane, Chichester, PO20 3AF

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From: Mark Akmenkalns

Sent: 30 September 2021 08:32

To: Hywel Davis (MHA) [redacted] steve.cawley [redacted]

Cc: Nat King-Smith (MHA) [redacted] daniel.w [redacted] Keith Benham

Subject: D1955: 21-113 Canada Rd & Ellis Cl

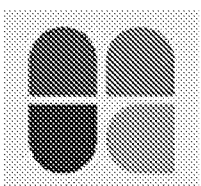
Steve,

On review the drainage comments are minor and will be resolved once we prepare updates for the coordinated detailed design.

Regards,

Mark Akmenkalns

Managing Director



Bright Plan Civils, Transport Planning and Civil Engineering Consultants

Bright Plan Civils, 2 West Barn, Norton Lane, Chichester, PO20 3AF

From: Hywel Davis (MHA) [REDACTED]
Sent: 29 September 2021 16:54
To: [REDACTED]
Cc: Nat King-Smith (MHA) [REDACTED]; Mark Akmenkalns [REDACTED]
[REDACTED] Keith Benham [REDACTED]
Subject: 21-113 Canada Rd & Ellis Cl

Good afternoon Steve,

Please find attached e-mails received from Arun DC with regards to the discharge of conditions.

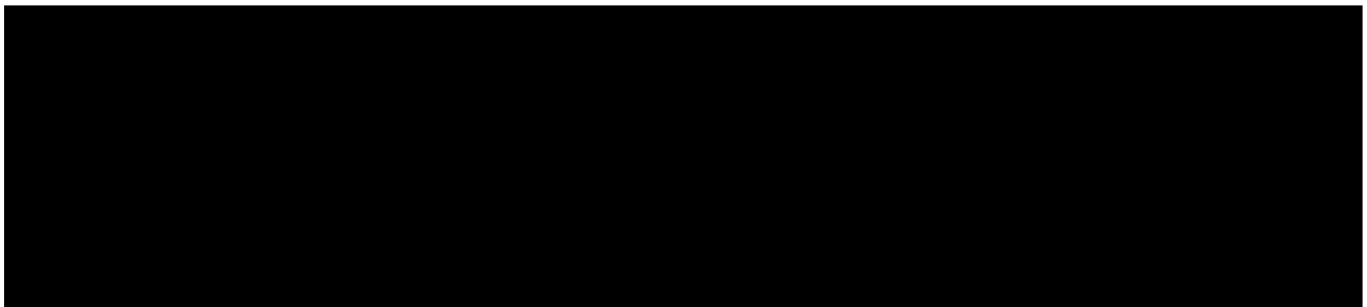
The majority of the items raised relate to surface water drainage for both sites and the CEMP for Ellis Close.

Please let us know if you have any questions or wish to discuss further.

Kind Regards

Hywel

Hywel Davis MCIAT
Associate



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