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Our Ref: 1124/WTM
17 September 2012

Directorate of Planning & Housing
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Dear Sirs

Extension and alterations resubmission of AL 102/11 : 2 New Cottages, Shripney Road, Bognor Regis, West Sussex. PO22 9PF

We attach our clients house holder planning resubmission in respect of the above together with pdf copy of each of our drawings 1124. P 01 Rev A location and block plans, 02 Rev A plans and elevations as existing, 03 Rev C plans as proposed, 04 Rev C elevations as proposed , 05 Rev B Perspective Views and validation check list and flood map

We anticipate as a resubmission there is no application fee applicable as the last resubmission was withdrawn as requested, should this not be the case please inform us by return.

The revised proposal for alterations and extension reduce the foot print and volume of the previous submission to ensure the proposals are subservient to the existing buildings with reduced ridge and step back line from the existing front façade. As discussed we have omitted the "gablet" from the rear west elevation to simplify the elevation. We have also clarified the new stairwell is reformed in the location of the existing utility room taking advantage of the existing footprint

The additional accommodation is important to our clients to suit the requirements of family living and life style in this location. The pitch roof profiles ensure the reduction in scale and produce a good design solution to ensure the extension is in keeping in character with the local area and within the parameters and design constraints of Policy Dev 19, Gen 2 and Gen 7. The site is well screened from Lidsey Road

We have obtained and attach pdf copy record photo from our clients, of the recent flooding at the bottom of there driveway at its Shripney Road junction. As noted the crown of the road is 1.0 m below ground level at the front door of the house. Early "summer " flood waters evidently were 150mm above the crown of the road, so at no time causing risk of damage to the property or gardens. The driveway is granular construction allowing water to percolate rather than run off.

The property has cesspool drainage located in the east front gardens and our clients have verified no flooding or seepage escape occurred

We also informed that ground water levels on site in a recent trial pit were below 1200mm deep evidently free draining. Further soakage testing can be carried out as the recommended conditions to cater for the extended roof drainage area volume in accordance with SUDS and CIRIA guidelines and Building Regulation requirements

Director: - William Matthews -

hda projects Limited - Company Registration No. 6216008 - Registered in England

Technologists and Design Consultants



Please contact us if you require further information or have any queries or comments toward achieving a satisfactory design solution.

Yours sincerely



William T Matthews

Hda projects

Enc.

Pdf forms + revised drawings 1124 P 01 – 05 , flood record and checklist

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