



# Lidsey Drainage Impact Assessment

**Project:** Address: Jasmine Cottage, 4 Dukes Road, Fontwell, Arundel, West Sussex, BN18 0SP  
**Subject:** Lidsey Drainage Impact Assessment  
**Date:** Rev / - May 2025

## Householder Planning Application Flat Roof Rear Dormer to Replace 3 no. Existing Hipped Roof Dormers

### 1.0 Introduction

#### Report

This statement has been prepared in support of the householder planning application for a proposed rear dormer at the site addressed Jasmine Cottage, 4 Dukes Road, Fontwell, Arundel, West Sussex, BN18 0SP. The property comprises a detached two storey residential dwellinghouse, currently in use as a single dwelling.

#### Context

The property is located at Jasmine Cottage is located on the southern side of the Dukes Road and situated within the village of Fontwell. The site is located within the Lidsey Foul Water Catchment Area which requires a statement to be submitted in support of any planning application.

### 2.0 Proposals

#### Foul Water Strategy

The proposals forming the basis of this application do not seek to alter the existing foul water arrangements, which are connected to mains drainage.

#### Surface Water Assessment

The existing arrangements on site are such that surface water from the dwelling is collected via gutters and discharged via downpipes to a soakaway believed to be located within the garden. There are no proposals to increase the roof area resultant from the development and is considered that the existing soakaways would have enough capacity to facilitate the proposed dormer.

#### Flood Risk Assessment

The application site falls within Flood Zone 1 and as such a separate Flood Risk Assessment is not required. The proposals do not seek to alter the existing finished floor levels.

**B Newton Architecture**  
**May 2025**

[End]