

From: Laura Gibbons
Sent: 13 September 2018 14:01
To: Planning.Responses
Cc: Richard Castro-Parker
Subject: RE: Planning Consultation on: AL/88/18/PL

Engineers Comments Regarding Surface Water Drainage

It should be noted that the site is located on the edge of flood zone 2 and 3, with very small areas of flood zone 2 and 3 within the red line boundary.

Westergate street and the eastern edge of the site are also within an area of pluvial flood risk. Historic flooding has also occurred along the eastern edge of the site.

Please apply standard condition ENGD2B to ensure flood risk is not increased as a result of the development.

Soakaways must be investigated for surface water disposal.

Infiltration rates for soakage structures are to be based on percolation tests undertaken in the winter period and at the location and depth of the proposed structures. The percolation tests must be carried out in accordance with BRE 365, CIRIA R156 or a similar approved method and cater for the 1 in 10 year storm between the invert of the entry pipe to the soakaway, and the base of the structure. It must also have provision to ensure that there is capacity in the system to contain below ground level the 1 in 100 year event plus 40% on stored volumes, as an allowance for climate change. Adequate freeboard must be provided between the base of the soakaway structure and the highest recorded annual groundwater level identified in that location.

Any SuDS or soakaway design must include adequate groundwater monitoring data to determine the highest winter groundwater table in support of the design. The applicant is advised to discuss the extent of groundwater monitoring with the Council's Engineers. Supplementary guidance notes are also enclosed for information.

Regards,

Laura Gibbons, MEng, GMICE
Engineer (Drainage & Coastal)

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Arun is Working in Partnership with Chichester District Council
Visit Arun's web site at <http://www.arun.gov.uk/> and www.chichester.gov.uk



Save the environment - think before you print.

From: planning.responses@arun.gov.uk [mailto:planning.responses@arun.gov.uk]
Sent: 04 September 2018 10:20
To: Land Drainage
Subject: Planning Consultation on: AL/88/18/PL

To: **Engineers (Drainage)**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Planning Permission

APPLICATION AL/88/18/PL

NO:

Registered:

Site Address: Aldingbourne Cottage Rest Home Westergate Street
Westergate PO20 3QR

Grid Reference: 493895 104796

Description of Works: Two storey side extension.

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by .

You can also monitor the progress of this application through the Council web site:
www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website as can the leaflet which deals with material planning considerations.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:
www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Richard Castro-Parker who can be contacted on telephone number 01903 737643.

Regards
Planning Officer

consultee_email
