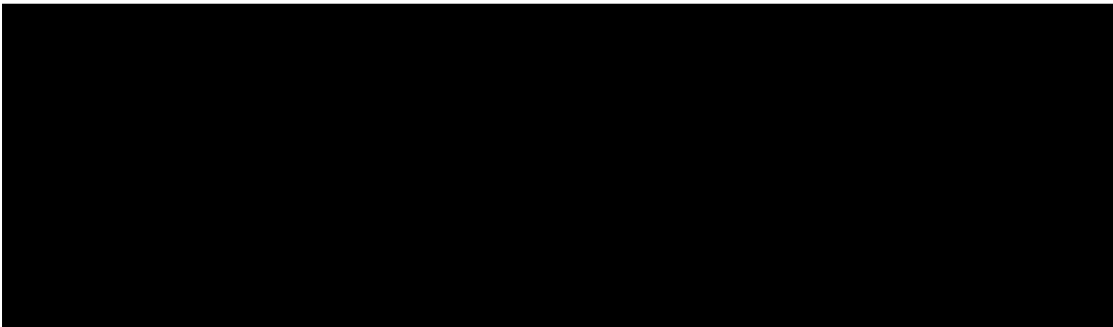




Dear Michael,

Thank you for consulting us on this reserved matters application.

The drainage strategy submitted states that it is intended for a reserved matters application and to discharge conditions. We do not support an application to discharge conditions as part of this reserved matters application. The level of information supplied is insufficient to discharge the conditions.

We would like to raise a holding objection at this time. It is essential to establish if there is adequate space for surface water drainage prior to agreement of site layout. Drainage should be a fundamental consideration in design. Failure to secure a robustly evidenced implementable drainage strategy at this stage will likely unduly prejudice the drainage design and result in proposals failing to meet policy requirements.

To overcome this holding objection the following information is requested:

1. The food risk assessment submitted at outline application was not approved from a surface water drainage perspective. A plan showing the pre-development catchment areas is requested, this plan should show the natural catchment delineation within the site and their respective areas.
2. A plan showing proposed levels and catchments must be provided.
3. An impermeable areas plan, clearly identifying areas draining to each surface water drainage area is required. This should also be broken down further to areas draining to pipe numbers.
4. A surcharged outfall must be applied to the network draining to the black ditch. With surcharged levels set to 1 in 100 plus climate change levels for the black ditch in this location.
5. Drainage layout plans need to be provided.
6. Two perpendicular cross sections per basin are required to verify modelled areas/ volumes.
7. Layout plans with main river predicted flood extents shown must be supplied to evidence that the basin is located outside of predicted flooding extents.
8. It is noted that a pump is included within one of the calculation printouts, pumping must not occur, it is not sustainable and drainage should be designed to follow natural topography. Please remove this.
9. Please remove the proposed trees from within basin extents, especially the attenuation basin.
10. A plan is required showing that a clear 3m buffer is provided around all attenuation and infiltration basins to facilitate future maintenance.

We request that where possible the applicant supplies these details to us in dwg format and mdx format to expedite the review process whilst access to plotters is restricted.

Further comments will be provided once this information has been supplied.

It is worth noting that our comments may change subsequent to further information on the flood alleviation scheme proposed for Angmering which may alter flood extents within the site.

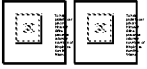
Kind regards,

Laura Gibbons
Engineer, Adur & Worthing Councils

[REDACTED]

Address: Facilities & Technical Services, Worthing Town Hall, Chapel Road, Worthing, West Sussex, BN11 1HA

Adur and Worthing Councils are working in partnership with Arun District Council



This email and any attachments are confidential and intended solely for the persons addressed. If it has come to you in error please send it back to us, and immediately and permanently delete it. Do not use, copy or disclose the information contained in this message or in any attachment. Whilst every care has been taken to check this e-mail for viruses, it is your responsibility to carry out checks upon receipt.