

Miss Kristy King
Barratt Redrow Southern Counties
Compton House
The Guildway
Old Portsmouth Road
GU3 1LR

Date: 9th December 2025

Please ask for: Kathryn Welch

Tel: 01903 737789

Your Ref:

Our Ref: A/122/25/DOC

Dear Miss King,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under reference A/129/21/PL
(APP/C3810/W/22/3298192) relating to condition number 19 - surface water drainage scheme.
Rustington Golf Centre Golfers Lane Angmering BN16 4NB

Notification regarding the above application:

Condition Number 19

Development shall not commence, other than works of site survey and investigation, until full details of the proposed surface water drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The design should follow the hierarchy of preference for different types of surface water drainage disposal systems as set out in Approved Document H of the Building Regulations, and the recommendations of the SuDS Manual produced by CIRIA. Winter groundwater monitoring to establish highest annual ground water levels and winter Percolation testing to BRE 365, or similar approved, will be required to support the design of any Infiltration drainage. No building shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

Decision:

Arun District Council have decided to **APPROVE IN PART details reserved by condition**

Condition 19 is hereby partially approved insofar as this relates to the Eastern Parcel of land only (phases 1 and 2).

This application has been determined and the following documents are listed as approved:

- Engineering Layout Sheet 2 of 3 Drg. No. CIV-1-4002 Rev.N
- Engineering Layout Sheet 3 of 3 Drg. No. CIV-1-4003 Rev.N
- Highway Construction Details Drg. No. CIV-1-4007 Rev.D

- Drainage Construction Details Sheet 1 of 2 Drg. No. CIV-1-4008 Rev.B
- Drainage Construction Details Sheet 2 of 2 Drg. No. CIV-1-4009 Rev.D
- Surface Water Manhole Schedules Drg. No. CIV-1-4010 Rev.D
- Foul Water Manhole Schedules Drg. No. CIV-1-4011 Rev.C
- Long sections Sheet 1 Drg. No. CIV-1-4012 Rev.E
- Long sections Sheet 2 Drg. No. CIV-1-4013 Rev.D
- Phase 1 Overland Flow Plan Drg. No. CIV-1-4025 Rev.D
- Phase 1 & 2 Catchment Plan Drg. No. CIV-1-4026 Rev.B
- Swale Details Long Section & Cross Section Drg. No. CIV-1-4038
- Attenuation and Infiltration Crate Cross Sections Drg. No. CIV-1-4039 Rev.B
- Private Drainage Setting Out Sheet 1 of 3 Drg. No. CIV-1-4041 Rev.B
- Private Drainage Setting Out Sheet 2 of 3 Drg. No. CIV-1-4042
- Private Drainage Setting Out Sheet 3 of 3 Drg. No. CIV-1-4043
- Storm Control Results - PP6 Critical Storm Event Graph (05/03/2024)
- SW Network 2 Yr10, Yr30, Yr100 Results (Storm) 05/03/2024
- Infiltration Testing February 2023 (PART 3 - Appendix A onwards) - Our reference: 305199 L09 (01)
- Infiltration Testing February 2023 (PART 1) - Our reference: 305199 L09 (01)
- Infiltration Testing February 2023 (PART 2) - Our reference: 305199 L09 (01): titled of plan:
Exploratory Hole Location Plan - Feb 2023 Infiltration Testing Drg. No. 22205 Rev.C02
- Letter from RSK 11.11.2022 - Winter Monitoring (Our Ref: 305199 L08 (00))
- Letter from RSK 16.4.2021 - Infiltration Testing (Our Ref: 305199L01)
- Letter from RSK 14.5.2021 - Supplement Grd Water Monitoring (Our Ref: 3050199 L02 (00))
- Letter from RSK 8.12.2021 - Additional Infiltration Testing (Our Ref: 305199 L03)
- Letter from RSK 4.2.2022 - Supplement Grd Water Monitoring. (Our Ref: 3050199 L04 (01))
- 305199 R02 (01) Geo-env & Geotech Report FINAL
- PLN_H8151-L06-RSK-RP-7708-Supplement Infiltration Testing FULL. (Our Ref 305199 L06 - 5th April 2022)

The surface water drainage for the Eastern Parcel of land shall be constructed and drained in accordance with the approved documents.

Full discharge can be achieved on submission and approval of the details pertaining to the Western Parcel of land.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely



Neil Crowther
Group Head of Planning