

Cala Homes
Dorking Business Park
Dorking
RH4 1HJ

Date: 16th January 2026

Please ask for: Jessica Riches

Tel: 01903 737852

Your Ref:

Our Ref: A/153/25/DOC

Dear Ms Sparkes,

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 A/88/24/S73 relation to condition 5-drainage arrangements for bund along Northern boundary with A27.

Land North of Water Lane Angmering BN16 4EJ

Notification regarding the above application:

Condition Number 5

Prior to the occupation of 150 dwellings on the site hereby permitted details of the drainage arrangements for the bund along the northern boundary with the A27 shall be submitted to and approved in writing by the Local Planning Authority. This shall include details of the surfacing materials and levels to demonstrate that no surface water runoff will discharge onto the A27, either during construction or post implementation.

Reason: To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

Decision:

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

The Councils Drainage Engineers and National Highways have reviewed the application and raised no objection to its contents. Therefore, the application is considered sufficiently detailed to address the condition to ensure the safeguarding of the strategic highway network.

The following documents are approved, and the condition is discharged in so far as the details are completed in adherence with the approved plans and details

- VARIOUS PLANS IN FRA (dated 9th October 2025 on planning register)
- VARIOUS PLANS IN FRA - Topographical Surveys (dated 9th October 2025 on planning register)
- VARIOUS PLANS IN FRA - Topographical survey and Illustrative Layout (dated 9th October 2025 on planning register)

planning register)

- VARIOUS PLANS IN FRA (Sewer records)
- VARIOUS PLANS IN FRA (Outline drainage strategy)
- SECTION 278/35 HIGHWAY AGREEMENT STANDARD DETAILS S278/38/29 REVA
- NORTHERN NOISE BUND CATCHMENT AREA 189.5005.957. REV B
- COVER LETTER
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- MICRODRAINAGE CALCULATIONS
- ENGINEERS COMMENTS REGARDING SURFACE WATER DRAINAGE
- FRA APPENDIX 2, 3, and 4
- Drainage calculations 189.5005_P2 NE_1_ AEP + 40_ CC
- Drainage calculations 189.5005_P2 NE_10_ AEP + 40_ CC
- Drainage calculations 189.5005_P2 NE_3.3_ AEP + 40_ CC
- Drainage calculations 189.5005_P2 NE_50_ AEP + 40_ CC
- Drainage calculations 189.5005_P2 NW_1_ AEP + 40_ CC
- Drainage calculations 189.5005_P2 NW_10_ AEP + 40_ CC
- Drainage Calculations 189.5005_P2 NW_3.3_ AEP + 40_ CC
- Drainage Calculations 189.5005_P2 NW_50_ AEP + 40_ CC
- EMAIL 19.12.25 Response to drainage objection

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

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning