
Re: Planning representation – A/44/26/PL

From Tybie House <[REDACTED]>

Date Tue 11/08/2026 10:20

To Neil Crowther <Neil.Crowther@arun.gov.uk>; Planning <Planning@arun.gov.uk>

Cc Karl Roberts <Karl.Roberts@arun.gov.uk>; Dawn Hudd <Dawn.Hudd@arun.gov.uk>

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Dear Mr Crowther

Thank you for your response.

With respect, my email of 4 August does not repeat the question dealt with through the Stage 1 and Stage 2 complaints you refer to. It raises a specific and materially different question arising from the position subsequently adopted in the engineers' reports: namely, **what new evidence, technical analysis or change in guidance has led ADC's drainage engineer to expressly accept and rely upon testing that ADC's Principal Drainage Engineer had previously described as "flawed" and having "failed"**.

For the avoidance of doubt, **that is not the same question as the specific issue of the "new national guidance" alleged by Mr Cann.**

My email of 4 August also specifically drew attention to your own email of 9 March 2026, in which you stated that **"now is probably a good time to undertake testing"** and that spring testing remained an option if conditions were suitable and agreement was reached. That correspondence is plainly prospective and appears to contemplate further testing. I therefore also asked how that position is reconciled with the subsequent acceptance of and reliance upon the April 2025 testing.

Neither of those questions is addressed by your response. **Had the underlying inconsistency been substantively addressed previously, there would of course have been no need to return to it.** If ADC declines to answer these questions, please simply confirm that expressly.

Separately, please confirm that this email trail will be placed on the public planning file for A/44/26/PL. It was sent to Planning under the application reference and concerns the adequacy of drainage evidence currently relied upon in determining the live application. **It was not submitted as a complaint.**

Kind regards

Dr Tym Huckin BSc(Hons) FIAP MBCS

On 11/08/2026 09:37, Neil Crowther wrote:

Dr Huckin,

This matter has been responded to through numerous correspondence and stage 1 and 2 complaint responses.

The council has nothing further to add.

Regards, Neil

Neil Crowther
Group Head of Planning & Building Control

T: 01903 737839

E: neil.crowther@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd
Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

To register to receive notification of planning applications in your area please go to
[//www1.arun.gov.uk/planning-application-finder](http://www1.arun.gov.uk/planning-application-finder)



From: Tybie House [REDACTED] >
Sent: 04 August 2026 15:15
To: Neil Crowther <Neil.Crowther@arun.gov.uk>; Planning <Planning@arun.gov.uk>
Cc: Karl Roberts <Karl.Roberts@arun.gov.uk>; Dawn Hudd <Dawn.Hudd@arun.gov.uk>
Subject: A/44/26/PL
Importance: High

CAUTION: This email originated from outside of the organisation. You should take extra care when clicking links or opening attachments - if you are unsure the content is safe contact the IT Helpdesk before clicking or opening.

Dear Mr Crowther

Whilst this email concerns a subject previously raised, I write specifically in relation to ADC's earlier correspondence, quoted below, which appears inconsistent with the position now adopted in the two engineers' reports.

For the avoidance of doubt, this correspondence is neither in favour of nor in opposition to the application above; it merely seeks clarification of that apparent inconsistency.

I refer to your email below, dated 9 March 2026. This was sent a month after our meeting on 11 February, at which Paul Cann stated that the infiltration testing carried out in April 2025 was "flawed" and had "failed".

Your email did not contradict or qualify Mr Cann's assessment. On the contrary, it was plainly prospective. You stated that:

"now is probably a good time to undertake testing"

and explained that spring testing *might* be accepted if conditions were suitable, worst-case conditions could be replicated, and agreement was reached.

The clear and natural meaning of your correspondence was that ADC was allowing Sigma an opportunity to undertake fresh infiltration testing while groundwater conditions remained suitably representative. You made no reference whatsoever to accepting or reusing the rejected April 2025 testing. Rather, your emphasis on the need to undertake testing at that time appeared to reinforce Mr Cann's position that fresh testing was required.

It is therefore extremely concerning that both engineers' reports now expressly accept and rely upon the April 2025 testing. The first report states that the testing is acceptable subject to a suitable factor of safety and that the "Soakage testing from Spring 2025 is now relied upon to inform the remedial works". The second report confirms that the required factor of safety has been incorporated and that the testing is now considered acceptable.

Would you therefore please explain, so that the residents of Mayflower Meadow can understand ADC's apparent volte-face, precisely why testing previously described by ADC's Principal Drainage Engineer as flawed and having failed is now being accepted?

In particular, please identify what new evidence, technical analysis or change in applicable guidance has overcome the defects previously identified. This is not a peripheral issue: the April 2025 infiltration rate is a pivotal design parameter within the calculations relied upon to substantiate the proposed drainage solution.

For the further avoidance of doubt, these questions are directed to the potential physical and financial consequences for the residents of Mayflower Meadow should the proposed drainage solution prove inadequate.

Previous questions on this issue have not received a substantive answer. I would therefore be grateful if this specific inconsistency could now be addressed directly for the benefit of the residents.

Kind regards

Dr Tym Huckin BSc(Hons) FIAP MBCS

On 09/03/2026 08:46, Neil Crowther wrote:

We generally insist on winter infiltration testing but have offered more flexibility if ground conditions are suitable at the time of spring testing. The onus is on the developer/designer to ensure the testing is undertaken at a suitable time to replicate worst case scenarios. Due to the recent months of exceptionally wet weather, now is probably a good time to undertake testing. Technically, we are still in winter of course. As we approach spring, the window of opportunity may diminish over time, and is weather dependent. Therefore, spring is an option if conditions are right and agreement is reached.

<https://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do

not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.
