



**BARRATT**  
HOMES



Thursday, 19 March 2026

Planning Department;  
Arun District Council (ADC);  
Arun Civic Centre;  
Maltravers Road;  
Littlehampton;  
BN17 5LF.

[Via Online](#)

Dear Sir/Madam,

**DISCHARGE OF CONDITIONS APPLICATION – CONDITION 19 (SURFACE WATER DRAINAGE) OF APPROVED PLANNING PERMISSION A/129/21/PL – RELATING TO PHASE 4 ONLY**

Rustington Golf Centre, Golfers Lane, Angmering BN16 4NB.

On behalf of Barratt Redrow (Southern Counties), please find enclosed the information and documents for the above planning condition pursuant to planning permission: *A/129/21/PL*, as (amended by *A/165/24/NMA*) Appeal Ref: *APP/C3810/W/22/3298192*) for 191 new homes and associated infrastructure.

Conditions 19 seeks:

*“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.”*

This information pursuant to Condition 19 seeks to approve information for Phase 4 only. Information for Phase 3 (and principles of Phase 4) were submitted and approved under Reference: *A/122/25/DOC* and *A/129/25/DOC*.

The following information is included within this submission:

|   |             |                                      |
|---|-------------|--------------------------------------|
| 1 | CIV-1-4001C | Engineering Layout Sheet 1 of 3.pdf  |
| 2 | CIV-1-4004D | Construction Makeup Sheet 1 of 3.pdf |

**Barratt Redrow Southern Counties**

Compton House, The Guildway, Old Portsmouth Road, Surrey, GU3 1LR

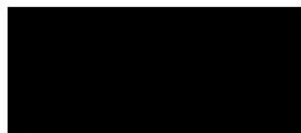
Web: [www.barratthomes.co.uk](http://www.barratthomes.co.uk)  
[www.redrow.co.uk](http://www.redrow.co.uk)



|    |             |                                               |
|----|-------------|-----------------------------------------------|
| 3  | CIV-1-4008F | Drainage Construction Details Sheet 1         |
| 4  | CIV-1-4009G | Drainage Construction Details Sheet 2.pdf     |
| 5  | CIV-1-4014D | Setting Out Sheet 1.pdf                       |
| 6  | CIV-1-4019C | Pile Setting Out Sheet 1.pdf                  |
| 7  | CIV-1-4048B | Longsections Sheet 5.pdf                      |
| 8  | CIV-1-4049C | Surface Water Manhole Schedules Sheet 2.pdf   |
| 9  | CIV-1-4050B | Foul Water Manhole Schedules Sheet 2.pdf      |
| 10 | CIV-1-4051B | Foul Rising Main Longsection.pdf              |
| 11 | CIV-1-4052B | Phase 3 and 4 Catchments.pdf                  |
| 12 | CIV-1-4053D | Setting Out Sheet 5.pdf                       |
| 13 | CIV-1-4055B | Road Geometry (Phase 3 & 4).pdf               |
| 14 | CIV-1-4056B | Drainage Layout.pdf                           |
| 15 | CIV-1-4057B | Levels Layout.pdf                             |
| 16 | CIV-1-4058B | Private Drainage Setting Out.pdf              |
| 17 | CIV-1-4059B | Private Drainage Setting Out Co-ordinates.pdf |
| 18 | CIV-1-4060C | Pile Setting Out Co-ordinates.pdf             |
| 19 | CIV-1-4061A | S104 Agreement Plan (Phase 3 & 4).pdf         |
| 20 | CIV-1-4062A | Overland Flow Plan Phase 3 and 4.pdf          |
| 21 | CIV-1-4064  | Engineering Layout Sheet 4.pdf                |

I trust that the above is in order and look forward to receiving confirmation that the application has been validated and approved in due course. If you have any queries or require further information, do please get in touch.

Yours sincerely,



**Matt Davy MRTPI**

Planning Manager | Barratt Redrow (Southern Counties)

