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Mr M Whitwell
Mountford Pigott LLP
Ocean House
50 Kingston Road
New Malden KT3 3LZ

3 June 2020

Please ask for:
Michael Eastham
Planning Department
Direct Line: 01903 737772

Our Ref: BE/21/20/DOC

Dear Mr Whitwell,

Part 5 of the Town & Country Planning (Development Management Procedure) Order 2015
Approval of details reserved by condition imposed under ref. BE/135/18/PL relating to
Condition No. 12 (full permission) regarding surface water drainage.

Land at Salt Box, West of Shripney Road, Bognor Regis

Notification regarding the above application:

Condition 12 (full planning permission)

Development shall not commence, other than works of site survey and investigation, until full details of the proposed surface water drainage scheme substantially in accordance with "Salt Box, Bognor Regis: Foul & Surface Water Drainage Strategy (for Landlink Estates), 17th October 2019, prepared by Hydrock, (Doc. Ref: SAL-HYD-XX-ZZ-RP-C-0001)" and Drawing No. "SAL-HYD-00-ZZ-DR-C-7000 Rev. P03 – Site Drainage Strategy" 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 unit shall be occupied until the complete surface water drainage system serving the unit has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies W SP1, W DM1, W DM2 and W DM3 of the Arun Local Plan. This is required to be a pre-commencement condition because it is necessary to implement the surface water drainage system prior to commencing any building works.

Decision:

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

The following information submitted regarding Condition 12 imposed on the full planning permission relating to the submission of full details of surface water drainage for Unit 2 and the Estate Roads; and for Units 4, 5 and 8 is part approved and the condition is hereby part discharged.

Documents

SAL-HYD-XX-ZZ-RP-C-0010 Rev. 06 – Technical Design Note: Unit 2 and Estate Road Drainage Details.

SAL-HYD-XX-ZZ-RP-C-0011 Rev. 08 – Unit 2 and Access Road Operation and Maintenance Drainage.

SAL-HYD-PH2-ZZ-RP-C-0020 Rev. 02 - Technical Design Note: Phase 2. Units 4, 5 and 8 Drainage Strategy.

SAL-HYD-PH2-ZZ-RP-C-0021 Rev. 02 – Phase 2 – Units 4-8 Operation and Maintenance Drainage.

Plans

- SAL-HYD-PH1-ZZ-DR-C-7010-P09 - Unit 2 Drainage Layout - Sheet 1
- SAL-HYD-PH1-ZZ-DR-C-7011-P02 - Unit 2 Drainage Layout - Sheet 2
- SAL-HYD-PH1-ZZ-DR-C-7020-P12 - Access Road Drainage Layout - Sheet 1
- SAL-HYD-PH1-ZZ-DR-C-7021-P11 - Access Road Drainage Layout - Sheet 1
- SAL-HYD-PH1-ZZ-DR-C-7022-P08 - Access Road Drainage Layout - Sheet 1
- SAL-HYD-PH1-ZZ-DR-C-7100-P03 – Drainage details - Sheet 1
- SAL-HYD-PH1-ZZ-DR-C-7101-P06 – Drainage details - Sheet 2
- SAL-HYD-PH1-ZZ-DR-C-7102-P05 – Drainage details - Sheet 3
- SAL-HYD-PH1-ZZ-DR-C-7103-P09 – Drainage details - Sheet 4
- SAL-HYD-PH1-ZZ-DR-C-7104-P10 – Drainage details - Sheet 5
- SAL-HYD-PH1-ZZ-DR-C-7110-P04 – Headwall details
- SAL-HYD-00-ZZ-SK-C-7721-P01 – Post development Access road impermeable areas
- SAL-HYD-PH1-ZZ-RP-C-0010-06 - Unit 2 & Access Road Drainage Strategy
- SAL-HYD-PH2-ZZ-DR-C-7010_P05 - Units 4, 5 & 8 Drainage Layout
- SAL-HYD-PH2-ZZ-DR-C-7011_P05 - Units 1 & 9 Drainage Link – Sheet 1
- SAL-HYD-PH2-ZZ-DR-C-7012_P05 – Units 1 & 9 Drainage Link – Sheet 2
- SAL-HYD-PH2-ZZ-DR-C-7100_P05 – Drainage details – Sheet 1
- SAL-HYD-PH2-ZZ-DR-C-7101_P07 – Drainage details – Sheet 2

- SAL-HYD-PH2-ZZ-DR-C-7111-P02 – Headwall details sheet 2

Condition 12 will be fully discharged when the details of the surface water drainage works for Units 6, 7 and 9 have been submitted and approved by the Local Planning Authority.

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 small dot.

Neil Crowther
Group Head of Planning
Arun District Council