

Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Our ref: HA/2020/122561/01-L01
Your ref: BE/99/20/EIS
Date: 29 September 2020

Dear Sir/Madam

SCOPING OPINION REQUEST RELATING TO 2500 NEW HOMES, UP TO 3.52HA OF EMPLOYMENT LAND, A 3 FORM ENTRY PRIMARY SCHOOL, 2 LOCAL CENTRES AND ASSOCIATED INFRASTRUCTURE ACROSS APPROXIMATELY 141 HA OF LAND.

LAND WEST OF BERSTED

Thank you for consulting the Environment Agency on the above application.

Environment Agency Position

We have reviewed the submitted information regarding this scoping opinion and have the following comments and advice.

Flood Risk

The site outlined in the Environmental Impact Assessment Scoping Report is located entirely in Flood Zone 1, therefore we would not have no objections to proposed development in this location. We would recommend contacting the Lead Local Flood Authority (West Sussex County Council) to discuss drainage details in depth, as there could be increased discharge into the Elbridge Rife at the North-East corner of the site, which is designated Main River. If any work is to be undertaken with 8 meters of this watercourse, a Flood Risk Activity Permit may be required.

Advice to Local Planning Authority/Applicant

Environmental permit

The Environmental Permitting (England and Wales) Regulations 2016 require a permit or exemption to be obtained for any activities which will take place:

- on or within 8 metres of a main river (16 metres if tidal)
- on or within 8 metres of a flood defence structure or culverted main river (16 metres if tidal)
- on or within 16 metres of a sea defence
- involving quarrying or excavation within 16 metres of any main river, flood defence (including a remote defence) or culvert
- in a floodplain more than 8 metres from the river bank, culvert or flood defence structure

Environment Agency

Guildbourne House Chatsworth Road, Worthing, West Sussex, BN11 1LD.

(16 metres if it's a tidal main river) and you don't already have planning permission

For further guidance please visit <https://www.gov.uk/guidance/flood-risk-activities-environmental-permits> or contact our National Customer Contact Centre on [REDACTED] (Monday to Friday, 8am to 6pm) or by emailing [REDACTED]

The applicant should not assume that a permit will automatically be forthcoming once planning permission has been granted, and we advise them to consult with us at the earliest opportunity.

Should you have any further queries please do not hesitate to contact me.

Yours faithfully

Mrs Sophie Brown
Sustainable Places Planning Advisor

[REDACTED]