

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

Sign up to our newsletter [here](#)



To register to receive notification of planning applications in your area please go to
www.arun.gov.uk/planning

From: Sarah Burrow <Sarah.Burrow@arun.gov.uk>
Sent: 14 April 2021 12:10
To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>
Subject: RE: BN/8/21/HH Folly House

Hi Finlay,

I have discussed this with Paul and Roger and they are agreed that seeing as Building Control have already been involved with the extension that it will over complicate the situation for us to get involved at this stage. It is an undesirable outcome from my point of view, as if we had known that the car port was to be included with the extension application we would have requested PCENG2 at the time and there would have been more oversight in a delicate area from a drainage point of view (due to the groundwater protection zone). You may disregard my request for PCENG2 to be applied in this case.

Please let me know if you have any further queries.

Sarah Burrow
Engineering Assistant, Engineering Services

T: 01903 737815
E: sarah.burrow@arun.gov.uk



Current working pattern: Monday 8am-2:30pm, Tuesday 8am-5:30pm, Wednesday 8am-5pm, Thursday 8am-5:30pm, Friday 8am-11:30am.

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

Sign up to our newsletter [here](#)



From: Sarah Burrow

Sent: 13 April 2021 16:15

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Subject: RE: BN/8/21/HH Folly House

Hi Finlay,

I am going to have to come back to you on this one after discussing with Paul, Roger and Building Control.

Kind Regards

Sarah Burrow

Engineering Assistant, Engineering Services

T: 01903 737815

E: sarah.burrow@arun.gov.uk

Current working pattern: Monday 8am-2:30pm, Tuesday 8am-5:30pm, Wednesday 8am-5pm, Thursday 8am-5:30pm, Friday 8am-11:30am.

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

Sign up to our newsletter [here](#)



From: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Sent: 13 April 2021 15:11

To: Sarah Burrow <Sarah.Burrow@arun.gov.uk>

Subject: FW: BN/8/21/HH Folly House

Hi Sarah,

I hope you had a good weekend!

Is this enough information in order to not require PCENG2?

All the best,

Finlay

Finlay Gardner

Planning Officer,
Planning Department

T: 01903 737815

E: finlay.gardner@arun.gov.uk

Sign up to our newsletter [here](#)



To register to receive notification of planning applications in your area please go to
www.arun.gov.uk/planning

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

From: Paul Evans <Paul.Evans@arun.gov.uk>

Sent: 12 April 2021 15:45

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Subject: RE: BN/8/21/HH Folly House

Hi Finlay,

Yes the soakaway to this extension was inspected and agreed as specified below. Therefore Building Regulations have been satisfied.

Thanks,
Paul.

Paul Evans BSc (Hons) MRICS
Principal Building Control Surveyor (West)

WORKS MONDAY-
WEDNESDAY ONLY

T: 01903 737756
E: bldg_con@arun.gov.uk



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

PLEASE NOTE: Essential maintenance is being carried out to the building control, planning & local land charges database for the week commencing 12 April 2021 through to 16 April 2021.

During this time there will be no public or staff access to any records held within this database. This includes the ability to inspect planning history, building control completions or

competent persons information. Please contact us [via email](#) or visit [our website](#) for further details: e-mail details: bldg.con@arun.gov.uk

Sign up to our newsletter [here](#)



From: Paul Scamans <Paul.Scamans@arun.gov.uk>
Sent: 01 April 2021 10:28
To: Paul Evans <Paul.Evans@arun.gov.uk>
Cc: Finlay Gardner <Finlay.Gardner@arun.gov.uk>
Subject: FW: BN/8/21/HH Folly House

Hi Paul,

Please see the email below. I did the plan check, but I don't know what has been agreed on site (there was a condition on the soakaway).

Thanks

Paul Scamans
Principal Building Control Surveyor (East), T

T: 01903 737642
E: paul.scamans@arun.gov.uk

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

Sign up to our newsletter [here](#)



PLEASE NOTE: Essential maintenance is being carried out to the building control, planning & local land charges database for the week commencing 12 April 2021 through to 16 April 2021. During this time there will be no public or staff access to any records held within this database. This includes the ability to inspect planning history, building control completions or competent persons information. Please contact us [via email](#) or visit [our website](#) for further details: e-mail details: bldg.con@arun.gov.uk

Sent: 31 March 2021 16:13

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>
Cc: Paul Scamans <Paul.Scamans@arun.gov.uk>
Subject: RE: BN/8/21/HH Folly House

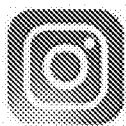
Hi Finlay,

As part of a Building Control submission this has already been covered (BN/109/20/BR). The ground was investigated when the footings were dug and this was witnessed by the Building Control Officer. They approved the dig and confirmed that there is no requirement for a soakaway percolation test. Building Control attended the site on 17th Feb to inspect the footing dig. Please contact Paul Scamans (Principle Building Control Surveyor) who will confirm this.

Plan area – 76m²
Effective Design Area – 76m² x 1.29 (30 degree pitch) = 98.04
Design Area x Rainfall – 98.04 x 0.04 = 3.9216

4m³ soakaway required for car port which has been allowed in the proposed soakaway fitted as per attached.

Kind regards,
Alex Walton.



From: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Sent: 31 March 2021 13:46

Subject: FW: BN/8/21/HH Folly House

Dear Mr Walton,

Please see the correspondence below regarding drainage. As explained by the drainage engineer we would require:

- infiltration testing or groundwater monitoring supplied to inform/justify the design
- calculations
- construction details

Can these be provided or the pre commencement conditioned agreed to?

Kind regards

Finlay Gardner
Planning Officer,
Planning Department

T: 01903 737915

E: finlay.gardner@arun.gov.uk

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



Sign up to our newsletter [here](#)



To register to receive notification of planning applications in your area please go to

www.arun.gov.uk/planning

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history

- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

From: Sarah Burrow <Sarah.Burrow@arun.gov.uk>

Sent: 31 March 2021 09:11

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Subject: RE: BN/8/21/HH Folly House

Good morning Finlay,

I'm afraid there is not enough information or detail in this layout for me to be able to recommend that the condition is not applied. There is no infiltration testing or groundwater monitoring supplied to inform/justify the design, no calculations and no construction details.

It is also worth noting that the site lies within the outer groundwater protection zone (Zone 2 – Subsurface activity), therefore we will need to consult the EA regarding infiltration structures, there is a chance that they will want infiltration kept to shallow depths to avoid any contamination of the groundwater in this area (or request additional filtration methods).

Kind Regards

Sarah Burrow

Engineering Assistant, Engineering Services

T: 01903 737815

E: sarah.burrow@arun.gov.uk



Current working pattern: Monday 8am-2.30pm, Tuesday 8am-5.30pm, Wednesday 8am-5pm, Thursday 8am-5.30pm, Friday 8am-11.30am.

Arun District Council, Civic Centre, Malltravers Rd, Littlehampton, West Sussex, BN17 5LF

www.arun.gov.uk

Sign up to our newsletter [here](#)



From: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Sent: 30 March 2021 22:01

To: Sarah Burrow <Sarah.Burrow@arun.gov.uk>

Subject: FW: BN/8/21/HH Folly House

Good morning Sarah,

Is this enough to avoid the need to impose PCENG2?

Thanks,

Finlay

Finlay Gardner
Planning Officer,
Planning Department

T: 01903 737915
E: finlay.gardner@arun.gov.uk

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



Sign up to our newsletter [here](#)



To register to receive notification of planning applications in your area please go to
www.arun.gov.uk/planning

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

From: Nicola Spencer <Nicola.Spencer@arun.gov.uk> **On Behalf Of** Planning

Sent: 30 March 2021 21:06

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>

Subject: FW: BN/8/21/HH Folly House

Nicola Spencer
Technical Support Manager,
Planning Services

T: 01903 737500 Ext 37446
E: nicola.spencer@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
www.arun.gov.uk/planning and click on Local Planning Application Finder

Essential maintenance is being carried out to the planning, building control and local land charges database during the week commencing 12 April 2021.

During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history

- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

Sign up to our newsletter [here](#)



Sent: 30 March 2021 09:38

To: Finlay Gardner <Finlay.Gardner@arun.gov.uk>; Planning <Planning@arun.gov.uk>

Subject: RE: BN/8/21/HH Folly House

Good Morning,

Please find attached information regarding the surface water drainage. This was investigated and determined as part of the extension works. A 9.6m³ Polystorm soakaway has been installed under the front drive to take the storm water from the carport, existing property and the new extension to the side.

See below requirements for each aspect of the property.

Car Port needs 4m³

Extension needs 1.5m³

Main house needs 3.5m³

Total soakaway size to be 9m³

Kind regards,
Alex Walton.

BPM Architectural Services Ltd
33 Stoneleigh Avenue, Brighton, BN1 8NP



Sent: 29 March 2021 15:44

To: 'finlay.gardner@arun.gov.uk' <finlay.gardner@arun.gov.uk>

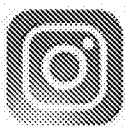
Subject: RE: BN/8/21/HH Folly House

Good Afternoon,

I hope you are doing well. We have seen comments made by the engineer regarding the surface water drainage. Could you let us know if you will be looking include a pre commencement condition following this? We are happy to provide any information at this stage rather than having to submit an additional application for approval of condition. Let me know if you need any further information in order to get a positive decision with no pre commencement conditions as we are keen to start the work as soon as possible. We look forward to hearing from you.

Kind regards,
Alex Walton.

BPM Architectural Services Ltd
33 Stoneleigh Avenue, Brighton, BN1 8NP



Sent: 22 March 2021 12:48

To: 'finlay.gardner@arun.gov.uk' <finlay.gardner@arun.gov.uk>

Subject: BN/8/21/HH Folly House

Good Afternoon,

I just wanted to check in with you to see how things are progressing with this application? Let me know if you need anything else from us in order to get a positive decision on 2nd April.

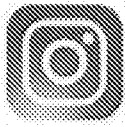
Kind regards,
Alex Walton.

BPM Architectural Services Ltd
33 Stoneleigh Avenue, Brighton, BN1 8NP



www.bpmrnet.co.uk





<http://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.
