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Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Laura Gibbons <Laura.Gibbons@arun.gov.uk>
Sent: 10 August 2021 14:05
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: RE: Planning Re-Consultation on: BN/98/21/DOC

Engineers Comments Regarding Condition 10

- No construction detail drawings have been supplied.
- An impermeable areas plan has not been supplied.
- 10 year plus 40% climate change event calculations are required to evidence that incoming invert levels are set above the 10 year plus 40% cc water level. A review of calculations will be completed once further information has been supplied.
- It is clear that infiltration structures have been deepened to attempt to meet minimum cover requirements. The Environment Agency and Portsmouth Water should be consulted on proposals due to the sites location within a source protection zone. Infiltrating devices are located at various depths between 1.1m and 2.57m.
- The infiltration device for plots 24 and 25 has insufficient cover depth.
- We note that no permeable paving is shown on the drainage layout. Permeable paving is shown on the surface finishes drawing. Please ensure there is consistency. Permeable paving should be being provided where possible, proprietary treatment devices should be a last resort.

- The drainage layout needs to be more detailed, i.e. include details of the pipe networks e.g. pipe diameters, falls, manhole cover and invert levels, catchpits, etc.
- There is significant conflict between the proposed landscaping plans and the proposed drainage. This must be resolved so that trees are not proposed over pipes or crates.

We once again request that the applicant reviews our surface water drainage checklist which details the level of information we require for a discharge of conditions application. The checklist can be found here: [Drainage Planning Consultations | Arun District Council](#)

Engineers Comments Regarding Condition 11

Until the surface water drainage design has been finalised we cannot recommend discharge of this condition. Details of how the maintenance of drainage in communal areas will be funded is required.

Kind regards,

Laura Gibbons

Drainage Engineer

Engineering Services

Please note that I work Tuesdays 08:00-16:00 for Arun only.



T: 01903 221374

E: laura.gibbons@arun.gov.uk or [REDACTED]

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

From: Planning.Responses <Planning.Responses@arun.gov.uk>

Sent: 02 August 2021 10:50

To: Land Drainage <Land.Drainage@arun.gov.uk>

Subject: Planning Re-Consultation on: BN/98/21/DOC

To: **Engineers (Drainage)**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990

Application No: BN/98/21/DOC

Registered: 28th July 2021

Site Address: Land North of 1 Northfields Cottages Fontwell Avenue Eastergate PO20 3RX
Grid Reference: 494714 106230
Category: Discharge of Condi
Description of Works: Approval of details reserved by condition imposed under BN/50/20/PL relating to conditions

I am able to inform you that I have received an amendment to the above application dated relating to:

[Click here to view the plans and documents](#)

If you should wish to make further representations as a result of this amendment you should click the link below and then click on 'Enter comment'.

[Click here to make further comments](#)

Please make any further comment by **11th August 2021**.

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

Yours sincerely

Mr S Davis

Planning Case Officer-Arun District Council

Telephone: 01903 737874

Email: Simon.Davis@arun.gov.uk

PURECON_DOC (CDS) 2020