

Sandra Edwards

From: Amanda Scholes on behalf of Planning.Responses
Sent: 24 October 2017 09:05
To: Planning Scanning
Subject: FW: Planning Consultation on BR/208/17/DOC

Consultation response from Drainage and coastal engineer

From: Paul Cann
Sent: 23 October 2017 14:49
To: Planning.Responses
Subject: RE: Planning Consultation on BR/208/17/DOC

Surface Water Drainage

The applicant has undertaken insufficient winter groundwater monitoring and percolation testing (to only 140mm deep) to prove the use of soakaways. Utilising permeable paving for the surface areas is fine in principle subject to further percolation tests being undertaken at an agreed time in the winter. These will need to be carried out to a depth equivalent to the formation level of the permeable paving and at the location of the structures.

There appears to be insufficient room to accommodate traditional crate soakaways (for the roof water), due to the proximity of buildings, etc. Even if traditional soakaways could be installed, there is insufficient winter groundwater monitoring and winter percolation testing data to support any design. As a result of there being insufficient room, they seek to connect to the public foul sewer in Campbell Road.

The discharge of surface water to the public foul sewer in Campbell Road would not be acceptable. There may be a highway drain in Campbell Road, which may ultimately discharge into the Waterloo Road public surface water sewer. This would need to be proven. A connection to the highway drain (if possible) would require West Sussex County Council approval and flows would need to be attenuated. The applicant should fully investigate this matter, before further consideration.

It may be possible to discharge roof water into permeable paved areas, subject to Building Control approval, further testing/monitoring, calculations, etc?

A fully detailed drainage layout, calculations and relevant construction details will ultimately be required.

Therefore, at this time I am unable to recommend discharging the condition.

Regards

Paul Cann
Senior Engineer (Drainage & Coastal)

[Paul Cann](#) | Senior Engineer (Drainage & Coastal), Engineering Services, [Arun District Council](#) | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
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Arun is Working in Partnership with Chichester District Council
Visit Arun's web site at <http://www.arun.gov.uk/> and www.chichester.gov.uk



Save the environment - think before you print.

From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]

Sent: 16 October 2017 11:49

To: Paul Cann <Paul.Cann@arun.gov.uk>

Subject: Planning Consultation on BR/208/17/DOC

To: **Engineers (Drainage)**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION **BR/208/17/DOC**
NO:

Registered: 08-OCT-17

Site Address: Villa Maria Campbell Road Bognor Regis PO21 1NW

Description of Works: Application for approval of details reserved by condition imposed under planning permission BR/270/16/PL relating to condition No, 3 (surface water drainage), 4 (arboricultural protection measures), 5 (construction site set up), 6 (materials of external walls and roofs), 7 (landscaping scheme) & 10 (lighting)

The Council have received the above application to discharge conditions. I shall be pleased to receive any observations you may wish to make in respect of those conditions relating to your field of expertise.

[Click here to view the Discharge of Condition application](#)

[Click here to view conditions on original application - click on decision tab](#)

Should you have any comments to make, these should be sent by replying to this email by 30th October 2017.

www.arun.gov.uk/planning

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.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is Mr S Davis who can be contacted on telephone number 01903 737874.

Thanking you in anticipation

Planning Case Officer
Arun District Council

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