

[REDACTED]

From: Simon Davis
Sent: 25 October 2018 17:11
To: Planning Scanning
Subject: FW: Pevensey Road BR/229/17/PL

From: Simon Davis
Sent: 25 October 2018 17:10
To: 'Dawn Appleton'
Subject: RE: Pevensey Road BR/229/17/PL

Hi Dawn,

My report is 95% done, it's just the drainage section that needs finishing. I spoke to Laura Gibbons and she sought further advice from County but I don't consider their response (set out below) to be helpful. They said:

"I know this one was on the radar some time ago and a lady living in Arun Road, which backs onto the site was very concerned as her garden floods from 41-47 Pevensey Road. I know we commented on the original application. It would appear that the original housing was going to be set some 600-800mm above the ground so that water could flood / flow under the houses. Not sure if that is still the current plan. I also commented that the existing ditch should not be filled in. Paul Cann was not sure if the ditch had a positive link to the system that runs down the rear of Pevensey Road, if it does or a link could be formed, that could one solution."

Laura has commented that the remaining issues are mainly regarding flood routing and capacity for both surface water from the development and compensatory flood storage. She says that the proposed compensatory storage would be set higher than the areas where greatest depths occur, and it would not intercept some of the main flood routes. The plan would therefore be reliant on flooding the rear gardens to a depth that allows water to then get in to the compensatory storage area. She is not convinced that this will occur without flooding occurring off-site.

Therefore, as it stands it would be a delegated refusal. However, I will wait until the legal agreement is received and agreed before finalising the refusal so it would only be the drainage/flooding refusal.

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Directorate of Place, [Arun District Council](#) |
Location: Planning, First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Dawn Appleton [REDACTED]
Sent: 25 October 2018 15:26
To: Simon Davis
Subject: Pevensey Road

Hi Simon,

Just touching base with you as I have returned from holiday. I understand that Peter has agreed an extension of time with you and the revised legal agreement should be with you in the next day or so.

I think I am therefore just waiting on an update on the drainage matters and a final decision on whether the application will go to Committee or be delegated.

Perhaps you can let me know when you have some comments.

Thanks

Dawn



Dawn Appleton

Planning Consultant, Henry Adams

Planning



Rowan House, Baffins Lane, Chichester, West Sussex, PO19 1UA



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