

From: Amanda Scholes on behalf of Planning.Responses
Sent: 25 November 2020 12:37
To: Planning Scanning
Subject: FW: CM/48/20/DOC- Bairds Farm Shop, Field Rear of Crookthorn Lane Climping BN17 5SN

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Save the environment - think before you print.

From: Laura Gibbons <Laura.Gibbons@arun.gov.uk>
Sent: 24 November 2020 16:03
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: CM/48/20/DOC- Bairds Farm Shop, Field Rear of Crookthorn Lane Climping BN17 5SN

Engineers Comments Regarding Condition 5- Surface Water Drainage

We do not recommend discharge of condition 5 at this time.

The proposals submitted include pumping of surface water. Pumping must be avoided unless it is demonstrated that all possible alternatives are not feasible. Pumping is not sustainable, pumping stations are also prone to breaking and causing flooding.

The strategy submitted does not detail the maximum area that can be drained to infiltration. Please can this information be supplied.

If it is demonstrated that all water cannot be infiltrated then we will need to see that all other means of gravity discharge have been considered. From looking at our mapping it appears that there are alternative potential locations for surface water drainage disposal including:

1. The culverted ordinary watercourse that runs north south along the developments eastern boundary. We believe this may be what the applicant refers to as a private surface water sewer, however our records indicate the culvert is further west. A connection may be more suitable at a different location- i.e. further south.
2. The pond within the application boundary- does this have an outlet?
3. The ordinary watercourse to the west of Climping Street

It is also evident from the proposed overflow connection to the culverted ordinary watercourse that a gravity connection is feasible to some extent and that it may be that storage is not being kept sufficiently shallow.

All three of these locations appear to be to the low parts of the site. Please can the applicant consider the above potential discharge locations.

Please re-consult us once further information has been supplied.

Kind regards,

Laura Gibbons

Drainage Engineer

Engineering Services

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

A stylized, dark, handwritten signature, likely of Laura Gibbons, written in ink or a similar medium. The signature is fluid and cursive, with a prominent loop at the end.

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E: laura.gibbons@arun.gov.uk

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