



Arun District Council
Arun Civic Centre
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Knightsgate UK Ltd
39 Brook Lane
Warsash
Southampton
SO31 9FF

Your Ref: EG/10/18/DOC

Please ask for:

Mr S Davis

28 August 2018

Dear Mr J Ribbans

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under planning permission EG/41/17/PL relating to conditions No. 3 (Surface water drainage scheme), 4 (Watercourses), 5 (Watercourses), 6 (Surface water sewerage disposal), 7 (Tree retention & protection plan), 8 (Construction management plan), 9 (Screen walls & fences), 10 (Landscaping scheme), 11 (Cycle storage), 12 (Bin enclosures), 15 (Visibility splays), 22 (Flood risk assessment) & 23 (External lighting)
59 Elm Grove Barnham,,

Notification regarding the above application:

Condition Number 5

The development shall not proceed until such time that arrangements for the future access and maintenance of any watercourse or culvert (piped watercourse) crossing or abutting the site has been submitted and approved in writing by the Local Planning Authority.

No construction is permitted, which will restrict current and future land owners from undertaking their riparian maintenance responsibilities of any watercourse on or adjacent to the site.

Reason: To ensure that the duties and responsibilities, as required under the Land Drainage Act 1991, and amended by the Flood and Water Management Act 2010, can be fulfilled without additional impediment following the development completion. Also in accordance with policies GEN7 and GEN9 of the Arun District Council Local Plan. This is required to be a pre-commencement condition because it is necessary to protect watercourses prior to commencing any building works.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The following details have been submitted:

- * Dwg. 2017-D1393-001 Rev G "Engineering Layout, Drainage, Proposed Levels & Contours";
 - * Dwg. 2017-D1393-002 Rev E "Engineering Layout, Surface Finishes & Setting Out";
 - * Dwg. 2017-D1393-003 Rev D "Construction Details Sheet 1 of 2";
 - * Dwg. 2017-D1393-004 Rev C "Construction Details Sheet 2 of 2";
 - * D1393 Rev A Hydrobrake Quotation;
 - * D1393 Microdrainage Results; and
 - * D1393 "Drainage/SuDs Maintenance Regime".
- docdeci

The Councils Drainage Engineer has appraised these documents/plans and has confirmed that the condition can be discharged. The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the arrangements for the future access & maintenance of any watercourse or culvert (piped watercourse) crossing or abutting the site are as per the agreed details.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning