

Project Title: Barnham Road, Eastergate PO20 3RP

Project No/ Document Reference: A260-TN01

Date: 28 January 2019

FOUL DRAINAGE STRATEGY

1. Context

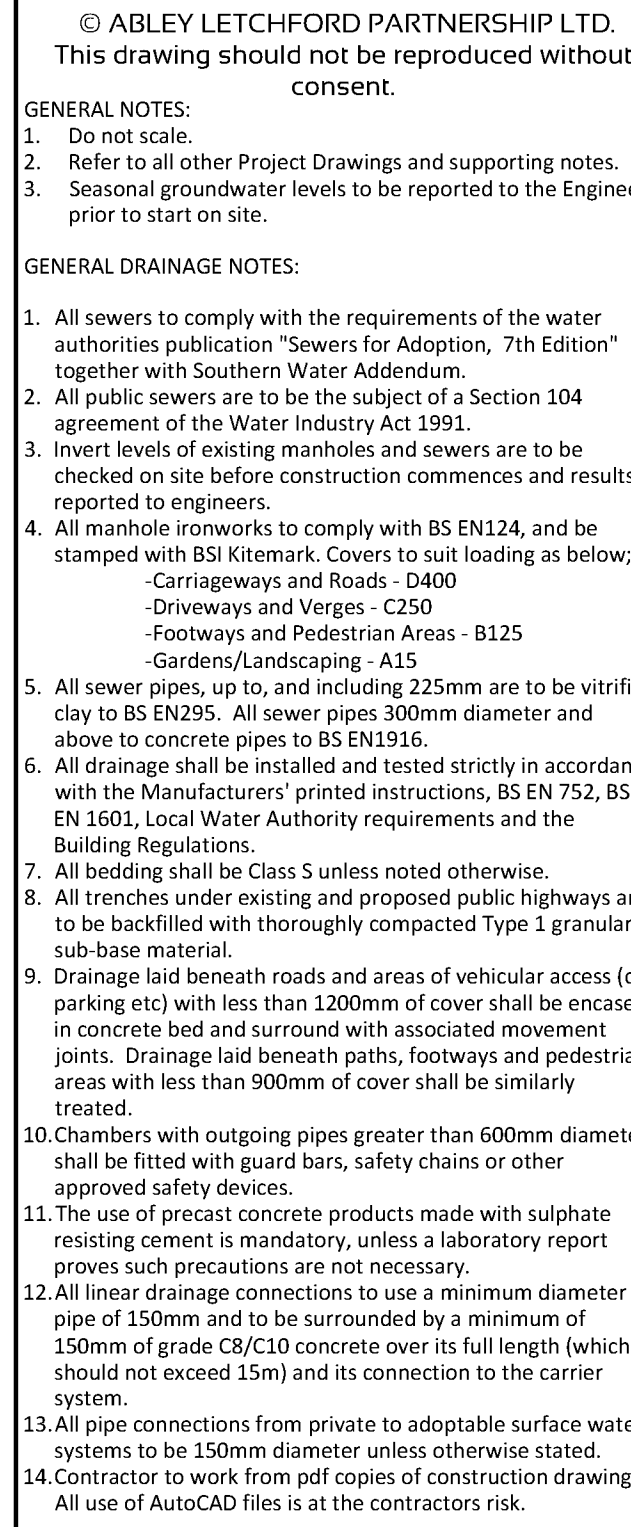
- 1.1. This Technical Note provides an information on the site wide Foul Water Drainage Strategy in support of the discharge of Condition 15 pursuant to consent EG/71/14/OUT. Condition 15 reads as follows:

Construction of the development shall not commence until details of the proposed means of foul water disposal have been submitted to, and approved in writing by, the Local Planning Authority in consultation with Southern Water.

- 1.2. This note draws reference to the recent detailed engineering designs undertaken by Abley Letchford Partnership Limited (ALP), specifically drawing A260/350 rev P1 Foul Water Drainage Strategy Plan appended to this note.
- 1.3. Also appended to this note, is communication from Southern Water in the form of a letter dated 26th November 2018 (their reference PLAN-021761). This letter confirms that the local sewerage network can receive additional foul flows generated by the 60 No. dwellings proposed under consent EG/71/14/OUT without increased flood risk.

2. Foul Drainage Strategy

- 2.1. As depicted on ALP Drawing A260/350, a system of pipes and sewers will collect and convey foul flows from the proposed 60 No. dwellings towards the existing public sewer system in Barnham Road. A new manhole will need to be constructed online of the existing sewer, this being enabled through the provision of a Section 106 Agreement (Water Industry Act 1991).
- 2.2. These gravity pipes, sewers and manholes will be offered for adoption by Southern Water under a forthcoming Section 104 Agreement (Water Industry Act 1991). Upon vesting, these assets will transfer over to public sewers maintained and controlled by Southern Water.
- 2.3. Southern Water has confirmed that adequate sewer capacity is afforded within the public sewerage system within Barnham Road, therefore no additional offsite reinforcement or waste water treatment improvements will be necessary to serve the development.
- 2.4. Therefore, the development will not increase the risk of flooding, and Condition 15 is capable of being discharged.



--	--	--	--	--	--

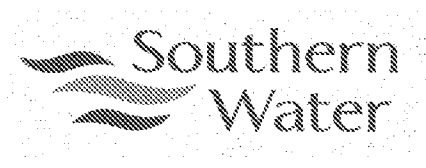


LINDEN HOMES LTD

Title
**FOUL WATER DRAINAGE
STRATEGY PLAN**

Scale 1:400 @ A0	Date JAN 2019	Drawn FN	Checked KW
Drawing No A260-350			Revision P1

--	--	--	--



Planning and Development Services
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Developer Services
Southern Water
Sparrowgrove House
Sparrowgrove
Otterbourne
Hampshire
SO21 2SW

EG/6/18/RES

Our Ref

PLAN-021761

Date

26/11/2018

Dear Sirs,

Proposal: Approval of reserved matters following outline consent EG/71/14/OUT for the erection of 60 No. dwellings with new vehicular access, open space & ancillary works.

Site: Eastergate Fruit Farm, Barnham Road, Eastergate, PO20 3RP.
EG/6/18/RES

Thank you for your letter of 02/02/2018.

Southern Water has no comments to make in respect of the reserved matters submitted by the applicant.

Southern Water has recently undertaken more detailed network modelling as part of a network growth review. The results of this assessment, to our current modelling procedures and criteria, indicates that the additional foul sewerage flows from the proposed development will not increase the risk of flooding in the existing public sewerage network. Southern Water can hence facilitate a foul sewerage disposal by gravity connection only (not pumped) to service the proposed development.

Please note that under no circumstances surface water is to be discharged to the foul sewer.

Approval for the connections to the public sewers should be obtained under Section 106 of the Water Industry Act.



Yours sincerely,



Developer Services