

From: Paul Cann <Paul.Cann@arun.gov.uk>
Sent: 14 February 2022 09:18
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Kathryn Welch <Kathryn.Welch@arun.gov.uk>
Subject: EP/172/21/PL Land East Of 1 The Way, East Preston

Engineers comments in respect to Land Drainage;

It is noted that we were not consulted on the original application (EP/16/21), despite reference being made to a watercourse (ditch) being present on the site by residents representations. The applicant also did not clearly indicate its presence on their plans. The proposed garage would appear to be within close proximity of the ditch, which could hamper future maintenance and conflict with our byelaws.

The applicant is strongly urged to contact us to discuss this matter, whereby the proximity of the garage to the ditch can be discussed further, as well as other known factors relating to the ditch. This includes;

1. A section of ditch which had been covered over with concrete planks.
2. A significant lack of maintenance to the ditch is apparent.
3. A trash screen which is currently unfit for purpose.

In order to protect to the ditch, please apply standard condition PCENG3 and informative INFORMD2.

Regards

Paul Cann
Principal Drainage Engineer
Engineering Services

T: 01903 737819
E: paul.cann@arun.gov.uk



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF

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