

Juan Baeza

From: Laura Gibbons
Sent: 01 August 2018 09:39
To: Juan Baeza
Cc: Anita Gardner; Roger Spencer
Subject: RE: FG-105-18 - Asda Filling Station

Juan,
Please apply ENGD2B but adapted to remove the requirement for winter groundwater and infiltration testing as they have already submitted this information.
The reason I am requesting this condition is still applied is that they have not supplied to date calculations showing that the existing drainage network has the capacity to accept flows from the proposed development. As a result I have not fully reviewed the minutia of their drainage proposal, as until sufficient capacity is proven the entire proposal could change.

Condition wording:

Development shall not commence, other than works of site survey and investigation, until full details of the proposed surface water drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The design should follow the hierarchy of preference for different types of surface water drainage disposal systems as set out in Approved Document H of the Building Regulations, and the recommendations of the SuDS Manual produced by CIRIA. No building / No part of the extended building shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies GEN7, GEN9 and GEN11 of the Arun District Council Local Plan. It is considered necessary for this to be a pre-commencement condition to ensure that the surface water disposal scheme is agreed before construction commences.

Thanks,

Laura Gibbons, MEng, GMICE
Engineer (Drainage & Coastal)

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Save the environment - think before you print.

From: Juan Baeza
Sent: 27 July 2018 12:12
To: Laura Gibbons
Cc: Anita Gardner; Roger Spencer
Subject: RE: FG-105-18 - Asda Filling Station

Laura