



Arun District Council
Arun Civic Centre
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Douglas Briggs Partnership
Flint Barns
Ham Farm
Bosham
West Sussex
PO18 8EH

Your Ref: FG/68/18/DOC

Please ask for:

Mrs A Gardner

01 June 2018

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by conditions imposed under FG/95/16/PL relating to condition 6 -
Surface water drainage
Quercus Nursery Littlehampton Road, Ferring,

Notification regarding the above application:

Condition Number 6

Development shall not commence 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, the recommendations of the SUDS Manual produced by CIRIA.

Winter groundwater monitoring to establish highest annual ground water levels and Percolation testing to BRE 365, or similar approved, will be required to support the design of any Infiltration drainage.

No 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 and GEN9 of the Arun District Council Local Plan.

Decision:

Arun District Council have decided to **REFUSE** details reserved by condition for the following reasons:

The information submitted is inadequate to discharge the condition. The following additional information is required before the details can be approved and should be included in any re-submission:

- We require a climate change allowance of 30% to be applied to the calculations for the soakaway trench and principal soakaway as outlined in our conditions imposed on the original application.
- Please provide details of winter groundwater monitoring results.
- The lower infiltration rate between TP3 and TP1 will need to be used, not the average. I.e.

please use
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5.99x10⁻⁶ in calculations.

- Please provide details that prove that the 1 in 100 year +30% climate change event can be contained on site.

i.e. supply topographic survey or proposed kerbing/bunding details.

- No evidence that the yard and access track is to be formed of permeable materials has been provided. A minimum of 30% voids would be required in the crushed concrete subbase. The road planing surface may also not be permeable if it has fines in it, please provide evidence that it will be sufficiently permeable.

- Construction detail drawings of manholes/catchpit, permeable paving, and soakaways needs to be provided.

- Please provide a detailed drainage layout plan showing invert levels and dimensions of all pipes and structures. And the location of manholes and catchpits.

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

Yours faithfully

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

Neil Crowther
Group Head of Planning