

Hay Associates Limited
4100 Park Approach
Thorpe Park
Leeds
LS15 8GB

Date: 28th April 2026

Please ask for: Silvie Steiningerova
Tel: 01903 737702

Your Ref:

Our Ref: FP/30/26/DOC

Dear Mr Hay,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition under FP/32/25/S73 relating to condition 9- Fire Hydrants.
Land off Stanhorn Grove Felpham PO22 8FA

Notification regarding the above application:

Condition Number 9

No development above damp-proof course (DPC) level shall take place unless and until details of the proposed location of the required fire hydrant(s) have been submitted to and approved in writing by the Local Planning Authority in consultation with West Sussex County Council's

Prior to the first occupation of any dwelling forming part of the proposed development, the developer shall at their own expense install the required fire hydrant(s) (or in a phased programme if a large development) in the approved locations to BS:750 standards or stored water supply and arrange for their connection to a water supply which is appropriate in terms of both pressure and volume for the purposes of firefighting.

The fire hydrants shall thereafter be maintained as part of the development by the water undertaker at the expense of the Fire and Rescue Service if adopted as part of the public mains supply (Fire Services Act 2004) or by the owner/occupier if the installation is retained as a private network.

Reason: In the interests of amenity and in accordance with policy INF SP1 and T SP1 of the Arun Local Plan and in accordance with The Fire & Rescue Service Act 2004.

Decision:

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

This condition was subject to consultation with WSCC Fire and Rescue Service and required details of the proposed location of fire hydrant(s) serving the development.

Following initial consultation, the applicant submitted further information in response to WSCC Fire and

Rescue comments. WSCC Fire and Rescue subsequently issued an advisory comment relating to the size of the water main supplying the fire hydrant, advising that this should be greater than 90mm.

It is noted that, due to a general reduction in mains water pressure nationally, pressures in this area are now understood to be approximately 2-2.5 bar. As such, it is unclear whether a flow rate of 840 litres per minute can be achieved from a 90mm main operating at 2 bar pressure, as outlined in the National Guidance Document for the Provision of Water for Firefighting. The only definitive means of confirming the achievable flow rate would be through the undertaking of a flow rate test.

The second part of the condition requires the provision of a water supply that is appropriate in terms of both pressure and volume for the purposes of firefighting. To fully comply with this aspect of the condition, an appropriately sized water main would therefore need to be installed to demonstrate compliance with the required firefighting standards.

Notwithstanding the above, the condition specifically requires details of the location of the proposed fire hydrant(s). The submitted information satisfactorily addresses this requirement, and the proposed location is acceptable. The developer is advised to notify WSCC Fire and Rescue Service as soon as the fire hydrant is installed and ready for use and/or adoption.

The following details are therefore acceptable for the purposes of discharging the location element of the condition:

- General Arrangement GAD-010 Rev 2
- Proposed Site Plan. Drg no. S73-07 Rev C

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 small dot.

Neil Crowther
Group Head of Planning