

From: Lauren Wiltshire [REDACTED]

Sent: 24 May 2019 10:35

To: Simon Davis <Simon.Davis@arun.gov.uk>; Laura Gibbons <Laura.Gibbons@arun.gov.uk>

Subject: RE: Planning Consultation on FP/42/19/DOC

Dear Simon/Laura,

Again apologies for the delay in response.

Please see below comments and attached documents for reference.

Engineers Comments Regarding Condition 7

1. Catchpits must be provided upstream of all connections into the attenuation tank.
Please refer to drawing 5782:23 Construction Details demonstrating manhole SW04 and SW05 should be installed with 300mm deep catchpits.
2. No construction detail drawings have been provided. Please provide construction detail drawings of manholes, catchpits, permeable paving, attenuation tank and hydrobrake.
Please refer to the following drawings:
 - 5782:20 Outfall Details
 - 5782:21 Adoptable Drainage Details
 - 5782:22 Private Drainage Details
 - 5782:23 Construction DetailsThe above layouts demonstrate the required details.
3. There is conflict between the landscaping proposals and the drainage proposals. Trees must not be located on or near attenuation tanks. Please revise the landscaping proposals.
Consideration has been made, nevertheless the proposed attenuation tank is located within the carriageway. A note has been added to our engineering layout stating no trees should be planted within close proximity of to the proposed attenuation tank.

Comments regarding Condition 8

I will consult with my colleague Paul Cann regarding the progress of the ordinary watercourse land drainage consent.

Technical Approval for the OWC has been provided by Paul Cann, please see agreement attached.

Comments Regarding Condition 9

No maintenance manual has been provided. Please provide a site specific maintenance manual which meets the requirements of this condition.

Please refer to the attached SuDS Management & Maintenance Plan for more detail.

Comments Regarding Condition 10

Proposed property boundaries for plots 12-14 need to be amended to allow access to the watercourse. 3m easement is required from any building, fence or wall and the top of bank of an ordinary watercourse.

In regards to the easement location between the two fences there is a 12m gap, the adjacent properties backing onto the ditch have a hard boundary onto the bank whereas we do have the majority buffer.

Lauren Wiltshire
Head of Technical

Hampshire Homes Group

