

Arun District Council
Development Control
1, Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF



24 March 2017
Our Ref: P1387/SB/Fee Proposal

P1387 RIFE COTTAGE, 1 STATION ROAD, FORD F/4/17/PL - EA OBJECTION LETTER.

Further to the receipt of the objection letter from the Environment Agency regarding the Flood Risk Assessment for the above planning application, we comment as following using the same nomenclature.

1. The floor level of the existing ancillary building can be raised to provide a finished floor level 600mm above existing ground level.
2. The existing ancillary building is a sustainable brick and block cavity wall construction similar to a new build house. Air bricks will be introduced to the wall and the floor will be raised 600mm above ground level to provide a 450mm void beneath. This will allow flood waters to pass under the building and will reduce pressures on the wall.
3. The submitted Flood Risk Assessment contained a Flood Management Plan within Appendix C which confirmed that the ancillary building is to be used for tourist purposes only, and would not be habited once a Flood Warning (Flooding is expected, immediate action required) is issued by the Environment Agency. Therefore there will be no occupation and no requirement for safe access and egress from the building.

We trust that the above satisfies the concerns of the Environment Agency and allows them to remove their objection to this application.

Yours Sincerely



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