

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

Our ref: HA/2020/122084/01-L01  
Your ref: F/4/20/OUT  
Date: 18 March 2020

Dear Sir/Madam

OUTLINE PLANNING APPLICATION (WITH ALL MATTERS RESERVED EXCEPT FOR ACCESS) FOR THE DEVELOPMENT OF UP TO 1,500 DWELLINGS (USE CLASS C3), 60-BED CARE HOME (USE CLASS C2), UP TO 9,000 SQM OF EMPLOYMENT FLOORSPEACE (USE CLASSES B1), LOCAL CENTRE OF UP TO 2,350 SQM INCLUDING UP TO 900 SQM RETAIL / COMMERCIAL (USE CLASSES A1-A5) AND 1,450 SQM COMMUNITY / LEISURE FLOORSPEACE (USE CLASSES D1-D2), LAND FOR A TWO-FORM ENTRY PRIMARY SCHOOL (USE CLASS D1), PUBLIC OPEN SPACE, ALLOTMENTS, NEW SPORTS PITCHES AND ASSOCIATED FACILITIES, DRAINAGE, PARKING AND ASSOCIATED ACCESS, INFRASTRUCTURE, LANDSCAPE, ANCILLARY AND SITE PREPARATION WORKS, INCLUDING DEMOLITION OF EXISTING BUILDINGS AND PART REMOVAL OF EXISTING RUNWAY HARDSTANDING. THIS APPLICATION AFFECTS A PUBLIC RIGHT OF WAY. THIS APPLICATION IS THE SUBJECT OF AN ENVIRONMENTAL STATEMENT. THIS APPLICATION FALLS WITHIN CIL ZONE 1 - ZERO RATED.

LAND AT FORD AIRFIELD FORD, WEST SUSSEX

Thank you for the consultation on the above application, please quote our reference on all correspondence.

Environment Agency position

The majority of the proposed developments are within flood zone 1, as it outlined in the Flood Risk Assessment submitted as part of the outline application. After reviewing the proposed site master plan, there is a small area in the North-East corner that is within flood zone 2 & 3. Currently in this area it is proposed that allotments are located in this area which we would support.

We would also suggest contacting the local authority Arun District Council, regarding

Environment Agency  
Canal Walk, ROMSEY, Hampshire, SO51 7LP.  
Customer services line: 03708 506 506  
[www.gov.uk/environment-agency](http://www.gov.uk/environment-agency)

Cont/d..

surface water drainage and the proposed surface water pumping stations.

Yours faithfully

Miss Suz Greenwood  
Planning Advisor, Environment Agency

