

**David Downey**

**From:** Amanda Scholes on behalf of Planning.Responses  
**Sent:** 11 June 2020 09:11  
**To:** Planning Scanning  
**Subject:** FW: Planning Consultation on F/9/20/DOC  
**Attachments:** Ag Invest - Wicks Farm - ADC - SuDS - Discharge of Conditions - 30th March 2020.pdf; Ag Invest - Wicks Farm - ADC - Reservoir Design - 9th June 2020.pdf; Ag Invest - Wicks Farm - ADC - Polytunnels - CEP - Flood Risk Assess - 17th January 2019.pdf; Ag Invest - Wicks Farm - ADC - Polytunnels - CEP - Flood Risk Assess - App 1 - 17th January 2019.pdf; Ag Invest - Wicks Farm - ADC - Polytunnels - CEP - Flood Risk Assess - App 2 - 17th January 2019.pdf

Amanda Scholes | Receptionist, Department, [Arun District Council](#) | Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37736 | External: +44 (0) 1903 737500 ext 37736 | E-mail: [amanda.scholes@arun.gov.uk](mailto:amanda.scholes@arun.gov.uk)



Visit Arun's web site at [Error! Hyperlink reference not valid.](#)



Save the environment - think before you print.

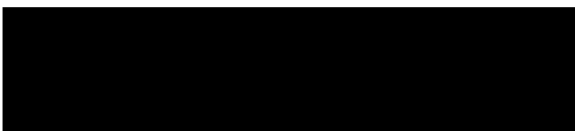
**From:** John Hall [REDACTED]  
**Sent:** 10 June 2020 11:30  
**To:** Paul Cann <[Paul.Cann@arun.gov.uk](mailto:Paul.Cann@arun.gov.uk)>  
**Cc:** Anita Gardner <[Anita.Gardner@arun.gov.uk](mailto:Anita.Gardner@arun.gov.uk)>; Sarah Burrow <[Sarah.Burrow@arun.gov.uk](mailto:Sarah.Burrow@arun.gov.uk)>; Planning.Responses <[Planning.Responses@arun.gov.uk](mailto:Planning.Responses@arun.gov.uk)>; [REDACTED]  
**Subject:** RE: Planning Consultation on F/9/20/DOC

Hello Paul,

Further to our earlier correspondence about Wicks Farm; and in case you haven't seen them all, please find attached some of the main Consulting Engineer reports, specifications & plans attached. I have asked the Engineers (Envireau Water, Jackson Purdue Lever, Civil Engineering Partnership and Andrew Hawes Associates) to respond immediately to the points that you have raised in your email and I hope to have the detail very shortly.

Many thanks, John.

John Hall MBA MCIHort  
John Hall Consulting Ltd.



[REDACTED]

---

**From:** Paul Cann <Paul.Cann@arun.gov.uk>  
**Sent:** 09 June 2020 09:54  
**To:** Planning.Responses <Planning.Responses@arun.gov.uk>  
**Cc:** Anita Gardner <Anita.Gardner@arun.gov.uk>; Sarah Burrow <Sarah.Burrow@arun.gov.uk>; John Hall  
[REDACTED]>  
**Subject:** RE: Planning Consultation on F/9/20/DOC

Engineers comments in respect to surface water drainage and land drainage below. Please note these comments also relate to relevant conditions on F/6/20/DOC, but since they are all related, the comments have been amalgamated together.

1. It is noted that some infiltration will be possible but this has not been accounted for in the proposals in terms of the calculations which is fine.
2. Is there a ditch on the eastern boundary? If so, include details on the plans.
3. Please show the ditch on the western boundary on the plans. As per discussions with John Hall following a visit to site, it was noted that some sections of the ditch have been re-dug, whilst the section before discharge to the Network Rail ditch needs maintenance and un-filling where the dead tree is located. Please add suitable notes regarding the intended proposals.
4. The existing northern boundary ditch is located within Network Rail land. As discussed, the intention is to now provide a new ditch parallel to that one and discharge to the western boundary ditch. Please also the drawings as necessary and provide a typical cross section and a longitudinal section.
5. Provide fully detailed construction drawing for the reservoir, including base levels and top of bank levels.
6. Specify pipe invert level where discharging to northern ditch, ensuring as much freeboard as possible between ditch bed and pipe invert.
7. Land drainage consent is required for the new northern ditch including the pipe and swale connection to this ditch. Forms enclosed. Fees will be £300 – see attached methods of payment.
8. The new headwall into the northern ditch must not encroach into the ditch profile (detail this or add suitable note)
9. Provide construction details for all prefabricated headwalls. All 450mm pipe exits/entries to be fitted with suitable cranked grille.
10. Provide hydrobrake manufacturers technical details for each hydrobrake.
11. Inflows to reservoir – scour protection may be required beyond headwall aprons, depending on the construction of the reservoir.. Please provide fully detailed drawing.
12. Catchpit type W detail – include step rungs for access.
13. Reservoir outlet is at very steep gradient and connecting at 90 degrees to the hydrobrake. Resultant flows could affect the performance of the hydrobrake – could this arrangement be revised to improve the situation.
14. Swale connection to the new northern ditch – angle the point of entry to ensure flows merge in an improved manner.
15. Provide fully detailed insitu headwall construction details, for links between pond 1 and swale, and between swale 1 and 2.
16. Incoming 225mm pipe to swale 2 – provide min. 100mm freeboard between swale bed and pipe invert.
17. Pipe concrete bed and surround detail – specify the specific concrete mix on the detail itself.
18. Car park area draining to swale 2 – is the surface to be of permeable construction? Provide fully detailed construction details. Provide perforated pipe construction details including structure on downstream end of pipes. Specify how upstream ends of pipes are to be terminated. Specify pipe invert levels/gradients.
19. The low areas on the southern perimeter of the greenhouse ie bottom of embankment – how is this to be drained? Provide details.
20. Channel drains – specify the particular models and show the specific concrete mix on the construction detail. Specify invert levels/gradients.
21. Outlets to swale 1 – provide min. 100mm freeboard between swale bed and pipe inverts.
22. Provide positive fall on pond 1 (swale) bed.
23. All pipes to connect soffit to soffit unless otherwise specified – add note.
24. Areas draining to channel drains – presumably concrete surface – indicate on drawings.

25. Pond 1 system – provide pipe network numbered plan to support causeway flow calculations.
26. Pond 1 and associated swales – show top of bank levels on all sides.
27. Provide causeway flow calculations for reservoir system. The CEP calculations provided were only preliminary and do not reflect the actual design.
28. Maintenance manual - to be a separate document. Needs to explain how each system is designed to work and specify who will be responsible for maintaining the system after construction. The manual provided is quite generic and not really site specific – please adjust as necessary. There needs to be a focus on catchpits, hydrobrakes, headwalls (grilles), perforated pipes, reservoir, ditch, etc maintenance.

Look forward to receiving revised details, etc.

Regards

**Paul Cann**  
Principal Drainage Engineer  
Engineering Services

T: 01903 737819  
E: [paul.cann@arun.gov.uk](mailto:paul.cann@arun.gov.uk)



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF  
[www.arun.gov.uk](http://www.arun.gov.uk)

Sign up to our newsletter [here](#)



---

**From:** Planning.Responses <[Planning.Responses@arun.gov.uk](mailto:Planning.Responses@arun.gov.uk)>  
**Sent:** 12 May 2020 17:19  
**To:** Land Drainage <[Land.Drainage@arun.gov.uk](mailto:Land.Drainage@arun.gov.uk)>  
**Subject:** Planning Consultation on F/9/20/DOC

To: **Engineers (Drainage)**

## NOTIFICATION FROM ARUN DISTRICT COUNCIL

### TOWN AND COUNTRY PLANNING ACT 1990

**APPLICATION NO:** F/9/20/DOC

**Registered:** 30-MAR-20

**Site Address:** Wicks Farm Ford Lane Ford BN18 0DF

**Description of Works:** Approval of details reserved by condition imposed under ref F/30/18/PL relating to Condition No 3 - surface water drainage.

---

The Council have received the above application to discharge conditions. I shall be pleased to receive any observations you may wish to make in respect of those conditions relating to your field of expertise.

[Click here to view the Discharge of Condition application](#)

[Click here to view conditions on original application - click on decision tab](#)

**Should you have any comments to make, these should be sent by replying to this email by 26th May 2020.**

[www.arun.gov.uk/planning](http://www.arun.gov.uk/planning)

**Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.**

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Thanking you in anticipation

Planning Case Officer  
Arun District Council

post\_con\_email

---

<http://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.

\*\*\*\*\*