

Persimmom Homes Thames Valley
Persimmon House
Knoll Road
Camberley

Date: 11th June 2026

Please ask for: Hannah Kersley
Tel: 01903 737856

Your Ref:

Our Ref: LU/21/26/DOC

Dear Mrs Jackson,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by conditions under LU/47/11 relating to condition 11- drainage.
Central Wetland Area Land North of Toddington Lane Littlehampton

Notification regarding the above application:

Condition Number 11

The development shall not commence until such time that arrangements for the future access to and maintenance of any watercourse or culvert (piped watercourse) crossing or abutting the site has been submitted and approved in writing by the Local Planning Authority.

No construction is permitted, which will restrict current and future land owners from undertaking their riparian maintenance responsibilities of any watercourse on or adjacent to the site.

Reason: To ensure that the proposed development is satisfactorily drained to prevent the increased risk of flooding, and improve and protect water quality, habitat and amenity, and ensure future maintenance of these in accordance with national guidance and policies GEN7, GEN9 of the Arun District Local Plan.

Decision:

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

This application has been subject to consultation with the ADC Drainage Engineer, who has raised no objection to the discharge of condition 11. The following details are therefore acceptable:

- Main avenue & East of wetlands Surface Water Drainage Strategy A/PHLITTLE-MAIN.1/01 Rev P6
- Drainage general arrangement drawing (Sheet 1 of 3) A/PHLITTLE-MAIN.1/20-1 Rev C7
- Construction Treatments drawing A/PHLITTLE-MAIN.1/30-1 Rev C4
- North Littlehampton Central Wetland Area North Crossing General Arrangement 35944/1507/003 Rev P04
- Proposed Centre Line Chainages A/PHLITTLE-MAIN.1/40 Rev C1

- Masterplan Central Wetland Area - Location Plan 519_CWA-LP_01
- Site Management Plan 546_SMP_01
- Location Plan 546_PL_001 Rev A
- Proposed Central Wetland Swales Cross Sections MB/C/03 Rev P3
- Northern Crossing Drainage Interface with Phase 4 Drainage MBSK211026-1 Rev P1
- Phase 2 Drainage Interface with Phase 4 & Main Avenue MBSK211026-2 Rev P1
- Proposed Levels and Drainage SF/PHLITTLE-CWA.10/20 Rev C2
- Construction Treatments SF/PHLITTLE-CWA.10/30 Rev C3

The development shall be carried out in accordance with the above. The discharge of this condition relates only to the delivery of the Central Wetland Area.

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 flourish and a period.

Neil Crowther
Group Head of Planning