

[REDACTED]

From: Anita Gardner <Anita.Gardner@arun.gov.uk>

Sent: 20 October 2020 11:10

To: Planning.Responses <Planning.Responses@arun.gov.uk>

Subject: RE: 3421 - 55-57 River Road - EA FRA response Ref HA/2020/122604/01-L01

Hi Mandy,

Can you enter is as correspondence with consultee?

Anita Gardner

Principal Planning Officer,
Directorate of Place

T: 01903 737529

E: anita.gardner@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF

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Save the environment - think before you print.

From: Anita Gardner <Anita.Gardner@arun.gov.uk>

Sent: 19 October 2020 11:34

To: Planning.Responses <Planning.Responses@arun.gov.uk>

Subject: FW: 3421 - 55-57 River Road - EA FRA response Ref HA/2020/122604/01-L01

Please scan against LU/247/20/PL as a consultee response

Anita Gardner

Principal Planning Officer,
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From: Brown, Sophie

Sent: 19 October 2020 11:30

Cc: Anita Gardner <Anita.Gardner@arun.gov.uk>

Subject: RE: 3421 - 55-57 River Road - EA FRA response Ref HA/2020/122604/01-L01

Dear Alan,

Thank you for your email. I have discussed your comments with the flood risk advisor who reviewed your FRA.

Just to clarify we agree with the methodology of your FRA, however the data from the EA which you included in your FRA appendix, for which you base the levels on, is from 2013 which is somewhat out of date. As per my response (Advice to Local Planning Authority/Applicant – Flood Data) you will need to provide an FRA with the most up-to-date data available.

Hope this clears up any confusion. Any further queries please do not hesitate to contact me.

Kind regards

Sophie

Please be aware I work Part Time hours and will be available Monday, Tuesday, and Wednesday, only. If you have any urgent enquiries outside of those hours please email [REDACTED]

From: Alan Yan [REDACTED]
Sent: 16 October 2020 10:26
To: PlanningSSD [REDACTED]
Cc: Carl Gulland [REDACTED]
Subject: 3421 - 55-57 River Road - EA FRA response Ref HA/2020/122604/01-L01

Morning Sophie,

I hope you are well,

In response EA concerns please find below our response, all section reference is to our Flood Risk Assessment Rev P7 14.09.20

- Provide site specific tidal flood levels in mAOD; please refer to Section 5.1.2 and Appendix 3.0 for the site specific tidal flood levels for various AEP, information provided by EA.
- Take the impact of climate change into account; please refer to section 8.1 paragraph 1, we have taken climate change into account and the dwelling is protected for 1:200 year AEP plus climate change 4.83 mAOD plus 300mm freeboard, 5.13 mAOD.
- Assess finished floor levels for the dwelling against the site specific tidal flood levels (including climate change) and include sufficient freeboard; please refer to section 8.1 paragraph 3, we have taken climate change into account. The dwelling is protected for 1:200 year AEP plus climate change 4.83 mAOD plus 300mm freeboard, 5.13 mAOD. All dwellings to be situated at 5.15 mAOD which takes into account of climate change and free board (5.13 mAOD)
- Consider how people will be kept safe from the identified flood hazards; refer to section 8.2 paragraph 4, people will be safe during peak time of the flood event and will be able to leave the property after the storm event walking in an acceptable still flood depth.
- Consider how a range of flooding events (including extreme events) will affect people and property; refer to section 8.2 paragraph 2
- Consider the requirement for flood emergency planning including flood warning and evacuation of people for a range of flooding events up to and including the extreme event; refer to Section 8.3 and Appendix 5.0 for the Emergency Flood Risk Management and Rescue Plan.

Any further clarification, please do not hesitate to contact me

Regards



Alan Yan
Associate Director
MEng (Hons), MSc, C.WEM, MCIWEM, MCIHT

AKT II
Consulting Structural and Civil Engineers

White Collar Factory
1 Old Street Yard
[REDACTED]

Coronavirus (COVID 19): Message to those planning to attend our offices

In order to protect the health and welfare of our colleagues and visitors during this period of uncertainty, and following guidance from relevant healthcare bodies within the UK, we have implemented a business continuity plan with greater homeworking arrangements.

We advise anyone planning a visit to our offices to contact us in advance to discuss alternative arrangements.

Thank you for your cooperation

AKT II Limited

Registered in England and Wales number 07500271

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