



SURFACE WATER DRAINAGE STATEMENT

Proposed Residential Development of 4 No Detached Dwelling Houses
11 St. Winifreds Road, Littlehampton, West Sussex, BN17 5HA

1.00 Introduction

This Surface Water Drainage Statement accompanies a full planning application submitted to Arun District Council on behalf of MJH Property Developments Limited. The planning application relates to an existing residential use site that comprises a large detached dwelling and associated parking.

2.00 Design:

2.01 The Site

The residential use site is located on the Western side of St Winifreds Road and comprises 0.222 Hectares of garden in which the existing detached dwelling and associated parking site close to the Northern boundary. The front of the existing accommodation faces East, the front of the proposed new dwellings will also face East and St Winifreds Road.

The area around the application site has been developed with residential accommodation.

The site has been identified by the Environment Agency as not being located in a designated functional flood plain.

2.02 Proposed Drainage Design

The proposal relates to the demolition of a large detached dwelling currently served by the existing on site private combined drain which discharges into the adopted sewer located in St Winifreds Road.

The applicant proposes a two stage strategy where the collected surface water from the proposed dwellings on plots plots 1 & 2 will discharge into a new soakage soakaway located in the rear garden of each new dwelling. The proposal is to size and provide the soakage soakaways utilising soakage crates wrapped in geotextile fabric.

The applicant also proposes to provide a private surface water drain system to serve the proposed new dwellings on plots 3 & 4, there combined roof area being similar to the collection area of the existing dwelling and connect it to the existing drain which discharges into the combined sewer located in St Winifreds Road as drawn on submitted drawing 0814/ SK04E.

GRM/ 0814.CO1/ 09.14