

From: Laura Gibbons
Sent: 15 August 2018 08:28
To: Michael Eastham
Cc: Planning.Responses
Subject: RE: *EXTERNAL: FW: LU/49/18/DOC - Kingley Gate (Courtwick)

Hi Michael,

I have had an opportunity to look at the information provided. In order to fully check these please can cross sections of the proposed swales be provided. As well as a location plan with these shown.

Please can justification for an infiltration rate of 6.66×10^{-5} also be provided, i.e. test results.

Thanks,

Laura Gibbons, MEng, GMICE
Engineer (Drainage & Coastal)

Laura Gibbons | Engineer (Drainage & Coastal), Engineering Services, Arun District Council | Location: First Floor, Arun Civic Centre,
Maltravers Road, Littlehampton, BN17 5LF

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From: Michael Eastham
Sent: 03 August 2018 08:09
To: Laura Gibbons
Cc: Planning.Responses
Subject: FW: *EXTERNAL: FW: LU/49/18/DOC - Kingley Gate (Courtwick)

Hi Laura,

Please see the email below and the attachments from Barratt Homes for the drainage of the sport pitches and associated buildings at Kingley Gate (LU/49/18/DOC – Condition 4).

Thanks,

Michael

From: Kenny, Darren
Sent: 02 August 2018 17:12
To: Michael Eastham
Cc: Fatima Evernden
Subject: RE: *EXTERNAL: FW: LU/49/18/DOC - Kingley Gate (Courtwick)

Michael

Apologies this was requested previously and I had overlooked it as part of the Trufdry appointment. We will pass this onto Turfdry to provide a detailed response to the queries raised along with the relevant supporting info from GTA Civils.

The capacity of the storm system to absorb the sports pitches was reviewed by GTA as part of their original design for the pitch drainage to ensure the existing system was not over whelmed and lead to the design of the storage tank at the rear of the mixed use building.

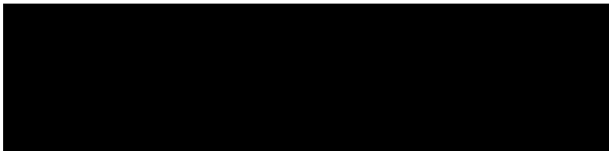
Attached is GTA drawing 4485__261A which details the storm cells, catchpit and control chamber, the drainage details will be superseded by the Turfdry details.

Drawing 4485__313B is the network assessment by GTA along with the supporting micro drainage.

I am out tomorrow (Friday 3rdAugust) but back in on Monday to pick up on any response.

Thank you
Kind Regards

Darren Kenny
Technical Co-ordinator
BDW Southern Counties
BDW House, Walnut Tree Close, Guildford, Surrey GU1 4SW
(A Division of BDW Trading Limited)



From: Michael Eastham [REDACTED]
Sent: 02 August 2018 16:00
To: Kenny, Darren [REDACTED]
Cc: Fatima Evernden [REDACTED]
Subject: *EXTERNAL: FW: LU/49/18/DOC - Kingley Gate (Courtwick)
Importance: High



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Hi Darren,

I really do not want to refuse Condition 4 on flood risk grounds (LU/49/18/DOC) – Kingley Gate.

When will you be in a position to provide the following information:

- * The applicant has not supplied percolation testing data, or winter groundwater monitoring;
- * No calculations provided;

- * The applicant has failed to prove that there is capacity in the existing system for the sports drainage to discharge into the existing system at a controlled rate;
- * All soakaways are required to be located at least 5.0 metres from any building;
- * The applicant has failed to provide construction detail drawings:
- * The proposed soakaways surrounding the pitch would not have sufficient capacity. A swale system is required and a controlled discharge.
- * The proposed unmade pathways could compress with use and effectively create drainage channels as a result, directing water straight towards the houses to the west."

I look forward to receiving your response.

Kind regards,

Michael

From: Laura Gibbons
Sent: 02 August 2018 14:03
To: Michael Eastham
Subject: RE: LU/49/18/DOC - Kingley Gate (Courtwick)

Hi Michael,

Yes you have my support. The proposals are to increase levels, as a result flood risk would be increased elsewhere if appropriate drainage design and mitigation measures are not provided. The below is required to ensure flood risk is not increased.

Thanks,

Laura Gibbons, MEng, GMICE
Engineer (Drainage & Coastal)

Laura Gibbons | Engineer (Drainage & Coastal), Engineering Services, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Michael Eastham
Sent: 02 August 2018 12:51
To: Laura Gibbons
Cc: Paul Cann
Subject: LU/49/18/DOC - Kingley Gate (Courtwick)

Hi Laura,

Would I have your support if I refused Condition 4 (LU/49/18/DOC) on the following grounds?

"The information submitted regarding Condition 4 imposed on planning permission LU/282/17/RES: relating to the submission of a detailed level survey of the site including existing and resulting ground levels and the slab levels of the mixed use building and the changing facilities building is refused and the condition is not discharged as:

Kind regards,

Michael

Michael Eastham | Principal Planning Officer, Strategic Development, Directorate of Place, Arun District Council | Location: First Floor,
Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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