

From: Laura Gibbons
Sent: 13 November 2018 10:22
To: Anita Gardner
Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3

Hi Anita,

Yes, that is fine. The option to be used will be determined by infiltration testing done no earlier than December, and any amendments to design should occur at this stage and be submitted.

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: Anita Gardner
Sent: 12 November 2018 12:18
To: Laura Gibbons
Subject: FW: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3
Importance: High

Laura,
Are you satisfied that I can discharge option 1?
Thanks
Anita



From: Mark ABMH [REDACTED]
Sent: 12 November 2018 12:16
To: Anita Gardner
Cc: 'Steve Gore' [REDACTED]
Subject: FW: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3
Importance: High

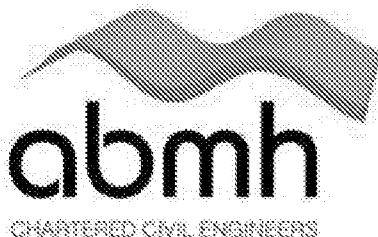
Anita

Could you please advise asap regarding the email below

Many thanks

Kind Regards
ABMH Civils Ltd

Mark Hobbs BEng(Hons) CEng MICE MCiHT Eur Ing
1 The Grove, Felpham, Bognor Regis PO22 7EY



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From: Mark ABMH [REDACTED]
Sent: 07 November 2018 18:14
To: 'Anita Gardner' <Anita.Gardner@arun.gov.uk>
Cc: 'Steve Gore' [REDACTED]
Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3
Importance: High

Anita

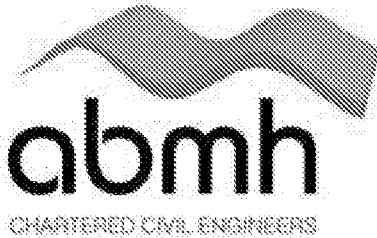
Further to your email below I've now received partial discharge of planning condition No 6 for options 2 & 3 (received previously)

Given that Laura issued her unambiguous approvals for options 1 & 2 on Monday 05/11/18 could you please advise when partial discharge for option 1 will be issued.

Many thanks

Kind Regards
ABMH Civils Ltd

Mark Hobbs BEng(Hons) CEng MICE MCIHT Eur Ing
1 The Grove, Felpham, Bognor Regis PO22 7EY



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From: Anita Gardner [mailto:Anita.Gardner@arun.gov.uk]
Sent: 02 November 2018 12:43
To: 'Mark ABMH' [REDACTED]
Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3

Mark,
I have received the applications. Laura was consulted yesterday.
I have written up option 3 for approval today based on Laura's earlier e-mail to me
Regards
Anita

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
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From: Mark ABMH [REDACTED]
Sent: 02 November 2018 11:44
To: Anita Gardner
Cc: 'Steve Gore' [REDACTED]
Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTIONS 1-3

Anita

Tried calling but just get your answerphone ☺

The recently submitted DOC's have been registered with ADC following submission of drawings/docs to Nicola Spencer, as advised by yourself – many thanks.

Given that Laura has already commented expressing her willingness to accept a partial discharge of condition No6 as your drainage advisor, could you please advise when we could expect a formal response from ADC regarding this issue.

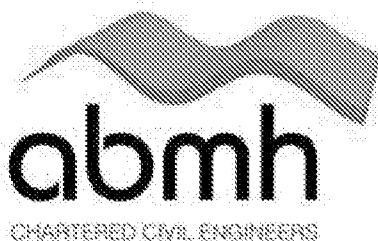
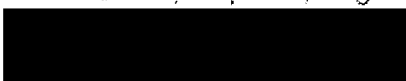
Thank you – just keen to proceed on site given the good weather!!

Any queries – just call me

Thank you

Kind Regards
ABMH Civils Ltd

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From: Anita Gardner [mailto:Anita.Gardner@arun.gov.uk]
Sent: 30 October 2018 11:58
To: 'Mark ABMH' [REDACTED]
Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTION 3 ATTENUATION TANK

Dear Mark,
The above application has been determined.
I don't have a current application. Further to Nicola Spencer's e-mail to you dated 24-10-2018 have you submitted a paper copy of the application?
Regards
Anita Gardner

Anita Gardner | Principal Planner, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Mark ABMH [REDACTED]
Sent: 30 October 2018 09:21
To: Anita Gardner [REDACTED]; 'Steve Gore'; Laura Gibbons

Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTION 3 ATTENUATION TANK
Importance: High

Anita

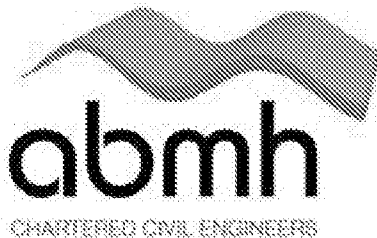
Further to Laura's email below could you please confirm partial discharge of the drainage condition asap?

Many thanks

Any probs – please just call me.

Kind Regards
ABMH Civils Ltd

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1 The Grove, Felpham, Bognor Regis PO22 7EY



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From: Laura Gibbons [mailto:Laura.Gibbons@arun.gov.uk]

Sent: 22 October 2018 15:21

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

Subject: RE: Middleton House - M/39/17/HH - M/94/18/DOC - OPTION 3 ATTENUATION TANK

Anita,

I will be happy to recommend the partial discharge of the condition when the formal application comes in to allow works to start on site. This is based on the fact that there is sufficient room on site for the three options provided.

The condition will not be able to be fully discharged, and can we state that occupation is not permitted until it is. I will require the groundwater monitoring and infiltration testing to be completed not before December and the options to be reviewed based on this. Option 1 or 2 should be pursued first. I expect the design to be revised based on the infiltration test results and will need full construction details to be submitted at this point to fully discharge the condition. Construction of the surface water drainage will then need to be completed in accordance with the approved plans.

Kind Regards,

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



From: Mark ABMH [REDACTED]
Sent: 20 October 2018 15:50
To: Anita Gardner
[REDACTED] 'Steve Gore'; Laura Gibbons
Subject: FW: Middleton House - M/39/17/HH - M/94/18/DOC - OPTION 3 ATTENUATION TANK
Importance: High

Middleton House - M/39/17/HH - M/94/18/DOC

Dear Anita

Please accept this email as our formal submission of partial discharge of planning condition No 6 – Option 3

Many thanks for your telephone message last Friday confirming, that subject to Laura's approval of the three possible SW options, that ADC would be willing in this circumstance to provide a partial discharge of the SW drainage condition No 6, enabling building works to recommence on site, on the understanding that additional geotechnical investigations/testing to resolve and confirm the actual drainage solution to be implemented is undertaken in December 2018 as previously highlighted in our email below.

I've subsequent had discussions with Laura to confirm some technical aspects and the proposed designs are attached as follows for Laura to review and approve, as follows

Note the following:

- * Sewer record information added from SW asset records
- * The sewer records are based on OS datum, and thus gauging level differences on site relative to the highway I have attempted to portray existing/proposed levels to give a more realistic impression of the topography, in the absence of a detailed topographical survey.
- * Driveway has been rationalised in its layout to aid SW design purposes, though any freeform shape of the driveway as intimated on the Architects layout plan would work, as effectively the driveway is proposed to be gravel for Options 1& 3, and porous blocks for Option 2

- The lowest soil infiltration rate from the most recent on site testing has been used for Options 1 & 2, ie $7 \times 10^{-6} \text{m/s}$
- More detailed SW design criteria noted on drawings (LHS of title block)

Option 3- SW Attenuation tank with connection to on site CD
 Refer to dwg FC2780 2.3
 Roof & patio catered for
 Calcs attached

It is the intention to finalise one of these designs following the onsite testing in Dec 2018, at which point construction details of tanks/soakaways/flow controls etc will be submitted for approval.

We trust that the proposed schemes indicate that a SW solution is viable regardless of the further geotechnical testing to be undertaken in Dec 2018, and on that basis ADC are able to provide partial discharge of the Condition No 6 as previously requested.

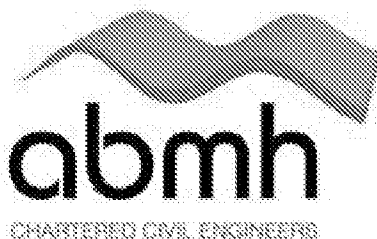
Should you have any queries or comments regarding the options presented then please do not hesitate to contact me.

Many thanks for your time and assistance in resolving these issues to date.

Please confirm costs for DOC and payment references for the client to pay in due course

Kind Regards
 ABMH Civils Ltd

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 1 The Grove, Felpham, Bognor Regis PO22 7EY



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From: Mark ABMH [REDACTED]
Sent: 05 October 2018 16:36
To: 'Anita.Gardner@arun.gov.uk' <Anita.Gardner@arun.gov.uk>
Cc: Laura Gibbons (laura.gibbons@arun.gov.uk) <laura.gibbons@arun.gov.uk>; 'Steve Gore'
[REDACTED]
Subject: Middleton House - M/39/17/HH - M/94/18/DOC

Dear Anita

Middleton House - M/39/17/HH - M/94/18/DOC

We are the appointed drainage engineers for the above scheme.

We have been liaising with Laura Gibbons (ADC Drainage Eng) to resolve the drainage issues/concerns at the above site.

We have recently undertaken a more detailed drainage design and further soil infiltration testing as outlined in Laura's previous comments, detailed in an email to our client from yourself dated 06/09/18.

The recent discussions and design work appear to be addressing Laura's comments, though Laura is still insisting that we undertake testing during the winter months (Dec – Feb).

Laura has agreed that the SW drainage options viable for the site are as follows:

- Blanket soakaway as currently designed
 - Subject to SIR tests and GWL during winter months
- Porous block driveway construction acting as blanket soakaway
 - Subject to SIR tests and GWL during winter months
- Tanked porous block driveway construction acting as an attenuation tank, with a restricted discharge rate into the adjacent sewer system.
 - Subject to SIR tests and GWL during winter months, ie SIR too low or GWL too high.

We note that Planning condition No 6 states that, '*Development shall not commence until full details of the proposed SW drainage scheme have been submitted and approved in writing by the LPA*'.

Our client is naturally very keen to commence development works on site, taking advantage of the good weather at the moment.

Our client has appointed a very good drainage engineer (Me) and we are working very closely with Laura to satisfy the planning conditions, and note that our recent submissions and site testing are a demonstration of our own/Clients intentions to ensure that the drainage design will be addressed in full to ADC's satisfaction.

We have suggested to Laura that perhaps given the limited drainage options available for this site, and given our involvement to date in addressing the drainage issues, that perhaps ADC would be willing to permit our client to commence on site prior to completing the winter testing as required in PC No 6.

Laura has suggested that if we were to submit the 3 design options (as outlined above) to her for approval, clearly demonstrating that these options were able to be implemented on site, with the actual option to be implemented only dependent on the winter testing results in December, then on that basis she would be able to support the proposed designs.

However, Laura has highlighted that the decision to agree to a slight dispensation in allowing construction to commence on site prior to condition 6 being discharged in full is your decision.

We are therefore requesting an approval in principle from yourself that if we can submit the three compliant SW drainage options to Laura for approval by her, that you would then permit development to commence on site, prior to us undertaking further testing during December.

I appreciate that this is contrary to the wording of the planning condition, but trust that given the work we have undertaken to date, the work/testing that we are proposing to undertake, and the detailed discussions and understanding that we have developed with Laura to date, that you are assured of our honourable intentions to address the planning condition No 6 in full to ADC's satisfaction, and that you will permit this slight dispensation to commence construction in this instance.

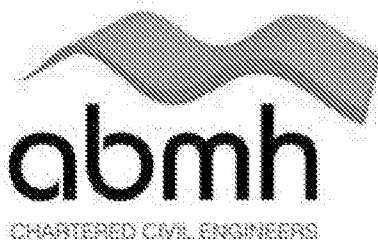
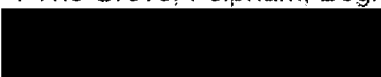
Your confirmation is required, prior to us undertaking detailed design work on the other two options for subsequent submission to Laura for approval.

We look forward to hearing from you.

Should you have any queries about this proposal then please do not hesitate to contact me

Kind Regards
ABMH Civils Ltd

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