

From: Anita Gardner
Sent: 11 July 2018 16:54
To: Planning.Responses
Subject: FW: M/64/18/DOC172 Elmer Road

Please treat as additional information from agent relating to condition 8

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: [REDACTED]
Sent: 11 July 2018 16:30
To: Anita Gardner
Subject: RE: M/64/18/DOC172 Elmer Road

Dear Anita,

Thank you for your email. I can confirm that we will proceed in accordance with the engineers recommendations – 150mm concrete bed and surround on all pipes.

As for condition 8, I think I may have previously provided this information. However that may now be obsolete since the previous application to discharge ran out of time? I have provided details again in red below, but I can summarise again in a letter if required?

Best regards

Lee Farndell
Farndell Builders Ltd

From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]
Sent: 11 July 2018 14:51
To: [REDACTED]
Subject: FW: M/64/18/DOC172 Elmer Road

Dear Mr Farndell,

Please can you confirm that the development will proceed in accordance with the Engineer's e-mail below.

I also note with regard to the Construction Management Plan no details are included relating to the following matters,

- the anticipated number, frequency and types of vehicles used during construction, unable to anticipate numbers and frequency as explained in our letter dated 26th March. Deliveries will be on a just in time basis as described in 4.2.2 of the CMP. The vehicles used will depend on the supplier.
- the method of access and routing of vehicles during construction, - please see site plan submitted on 26th March 2018 & CPM 4.2.1
- the parking of vehicles by site operatives and visitors, - please see site plan submitted on 26th March 2018 -- offsite.
- the storage of plant used in construction of the development, please see site plan submitted on 26th March 2018 & CMP
- the erection and maintenance of security hoarding, See section 4.2 , 4.2.5 & 4.2.9 of CMP
- the provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders), please see site plan submitted on 26th March 2018 & section 4.2.9 & 4.3.2
- details of public engagement both prior to and during construction works. provided in correspondence dated 26/3/18
- the site manager contact details -- provided in email correspondence dated 29/3/18 - Mark Farndell (07789 501523).
- confirmation that the hours of operation for construction works which shall not exceed 8am to 6pm Monday - Friday, 9am to 1pm Saturdays and none on Sundays and Bank Holidays included in CMP section 4.2.3

Without these details condition 8 cannot be discharged

Regards

Anita Gardner

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From: Laura Gibbons

Sent: 11 July 2018 12:51

To: Anita Gardner

Subject: RE: M/64/18/DOC172 Elmer Road

Hi Anita,

I am happy with the revised details. My only comment is the applicant needs to ensure 150mm concrete bed and surround on all pipes.

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: 10 July 2018 17:21

To: Laura Gibbons

Subject: FW: M/64/18/DOC172 Elmer Road

Hi Laura,

Please see the response from Mr Farndell.

Can I have your comments please?

Thanks

Anita

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From: [REDACTED]

Sent: 10 July 2018 16:38

To: Anita Gardner

Subject: RE: M/64/18/DOC172 Elmer Road

Hi Anita,

Please see below for our replies, together with revision D attached.

Best regards,

Lee Farndell

Farndell Builders Ltd

From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]

Sent: 09 July 2018 10:06

To: [REDACTED]

Subject: FW: M/64/18/DOC172 Elmer Road

Dear Mr Farndell,

Please see the comments of our Drainage Engineer set out below. I await your response

Regards

Anita Gardner

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From: Laura Gibbons
Sent: 09 July 2018 09:51
To: Anita Gardner
Subject: RE: M/64/18/DOC172 Elmer Road

Hi Anita,

I have the following comments:

- I am a little confused as to how the infiltration rates have changed between submissions. In the previous submission the lowest rate was $6.07 \times 10^{-6} \text{ms}^{-1}$. Now it has changed to $5.46 \times 10^{-5} \text{ms}^{-1}$. Please can the applicant explain this discrepancy?
The original infiltration rate was incorrectly calculated and based on a different field test. The actual test was a percolation test with the results reported in Vp (mm/sec), the test method and the derivation of infiltration rate is detailed in the calculation together with the test results. And the worst infiltration value has been used which is very conservative as the infiltration rate measured at the location of the soakaway is an order of magnitude greater.
- The finished floor levels are labelled as being lower than the pipe invert levels. It is not clear if some of the levels on the plan are cover or invert levels. If all pipe levels are invert levels they need to reassess design, as water does not flow up hill. If they are cover levels then I am also concerned as the building finished floor level is 1.54 meters lower. Please can the application confirm the levels.
Our error. We went up with the figures (which is what happens when you read the measurements on site), rather than down for the plan.
- Manholes need to be provided at the corners of the property where there is a 90 degree change in pipe direction.
- The winter groundwater monitoring was completed in October, therefore not at the peak of groundwater levels. As a result the base of infiltration structures need to be set no lower than 1mbgl.
- Please ensure all infiltration structures are at least 5m from buildings.
We have now re-designed the drainage to account for all four above points. Please see attached.

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: 06 July 2018 11:07
To: Laura Gibbons
Subject: FW: M/64/18/DOC172 Elmer Road

Hi Laura,

Please can you advise if this additional information is now sufficient to discharge the condition

Thanks

Anita

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



From: [REDACTED]
Sent: 06 July 2018 10:45
To: Anita Gardner
Subject: RE: M/64/18/DOC172 Elmer Road

Hi Anita,

Our structural engineer has come back to us fairly rapidly this time. Please find attached revision C for the surface water calcs.

The applicant has not provided winter groundwater monitoring results and therefore the suitability of design cannot be assessed. Please provide this. – Test holes A& B recorded on schedule as 18/10/17

It should also be noted that the lowest recorded infiltration rate should be used, not the average. I.e. please use $6.07 \times 10^{-6} \text{ms}^{-1}$ – Test hole A has the lowest infiltration level. This result has been used for the new calcs.

Please also provide drainage layout plans which label invert and cover levels of infiltration structures; invert level, fall and dimensions of all surface water pipes; as well as the location of catch-pit/ silt traps. Drawing now included in schedule showing the drainage layout, levels, falls and dimensions.

I trust that this revised effort will now be satisfactory for the Drainage Engineer.

Best regards,

Lee Farndell
Farndell Builders Ltd
[REDACTED]

From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]
Sent: 06 July 2018 10:27
To: [REDACTED]
Subject: RE: M/64/18/DOC172 Elmer Road

Hi Lee,

I am happy to wait receipt of additional info. At this stage there is no need for an EOT the application does not expire until next month

Regards

Anita Gardner



From: [REDACTED]
Sent: 04 July 2018 10:41

To: Anita Gardner
Subject: RE: M/64/18/DOC172 Elmer Road

Hi Anita,

Thank you for your comments. The surface water calcs are back with our structural engineer and I hope to get it all back to you by next week. Would it be possible to arrange an extension of time if he can't get the information back to me in time?

Best regards,

Lee Farndell
Farndell Builders Ltd
[REDACTED]

From: Anita Gardner [<mailto:Anita.Gardner@arun.gov.uk>]
Sent: 27 June 2018 10:06
To: [REDACTED]
Subject: M/64/18/DOC172 Elmer Road

Dear Mr Farndell,
Please see the comments of the Drainage Engineer set out below:
Engineers Responses Relating to Condition 7- surface water drainage
The applicant has not provided winter groundwater monitoring results and therefore the suitability of design cannot be assessed. Please provide this.
It should also be noted that the lowest recorded infiltration rate should be used, not the average. I.e. please use $6.07 \times 10^{-6} \text{ms}^{-1}$
Please also provide drainage layout plans which label invert and cover levels of infiltration structures; invert level, fall and dimensions of all surface water pipes; as well as the location of catch-pit/ silt traps.

I would appreciate receipt of this additional information within the next 2 weeks

Regards

Anita Gardner

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