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Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Sarah Burrow <Sarah.Burrow@arun.gov.uk>
Sent: 07 September 2021 14:30
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: RE: Planning Consultation on: P/111/21/RES

Engineers Comments Regarding Surface Water Drainage

No surface water drainage information has been supplied as part of this reserved matters application. We are pleased to see that the 3m easement has been clearly shown from the watercourse on the southern boundary on the site plans.

The applicant is reminded that there are three pre-commencement conditions (9, 10 and 11) relating to surface water drainage on application P/116/19/OUT. A stipulation of Condition 9 is that the applicant undertakes winter groundwater monitoring and winter infiltration testing to support the drainage design. The applicant is encouraged to contact this department before undertaking these works to agree the level of monitoring and testing required (including test depths). Failing to agree the site investigations in advance can lead to significant delays (another winter) if the groundwater monitoring and/or infiltration testing is inadequate or insufficient.

Kind regards

Sarah Burrow
Engineering Assistant, Engineering Services

T: 01903 737815



E: sarah.burrow@arun.gov.uk

Current working pattern: Monday 8am-2:30pm, Tuesday 8am-5:30pm, Wednesday 8am-5pm, Thursday 8am-5:30pm, Friday 8am-11:30am.

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

Sent: 29 July 2021 14:04

To: Land Drainage <Land.Drainage@arun.gov.uk>

Subject: Planning Consultation on: P/111/21/RES

To: **Engineers (Drainage)**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

The Town & Country Planning Act 1990 (as amended)

Town & country Planning (Development Management Procedure) (England) Order 2015 - Article 6

Approval of Reserved Matters Following Outline Approval

Application No: P/111/21/RES

Registered: 29th July 2021

Site Address: Land adjacent to Sefton School House Sefton Road Bognor Regis PO21 3EE

Grid Reference: 489528 99491

Description of Works: Approval of reserved matters following P/116/19/OUT for the erection of 2 No detached houses & 4 No semi detached dwellings.
This site is in CIL Zone 5 and is CIL Liable as new dwellings.

The Council have received the above application.

[Click here to view the application details](#)

This application has been identified as CIL Liable. Therefore please be aware that, in accordance with Appendix 2 of the Arun CIL Charging Schedule, your consultation response should only include requests for Section 106 for onsite mitigation, Pagham Harbour Management Contributions (if applicable) or Affordable Housing. "Off" Site mitigation measures directly related to this development should be dealt with by condition if possible to ensure the scaling back of Section 106 if possible. CIL contributions will be used for "off" site infrastructure mitigation schemes. Therefore if this proposal triggers the need for "off" site mitigation, please ensure that you engage in the CIL Infrastructure List Consultation process upon receipt of a consultation letter.

Should you have any comments to make, these should be sent by replying to this email by 3rd September 2021. You can also monitor the progress of this application through the Council web site:

www.arun.gov.uk/planning

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website <https://www.arun.gov.uk/development-plan> as can the the leaflet how to respond to planning applications <https://www.arun.gov.uk/planning-application-comments> which deals with material planning considerations.

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website: <https://www.planningportal.co.uk/info/200207/appeals> but they will protect personal details.

In the absence of a reply within the period stated, I shall assume that you have no observations to make

Yours sincerely

Mr S Davis

Planning Officer- Arun District Council

Telephone: 01903 737874

Email: Simon.Davis@arun.gov.uk

PLCONSULT (ODS) 2020