Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail:planning@arun.gov.uk
website: www.arun.gov.uk/planning

Bellway Homes Ltd (Wessex)
Bellway House
Embankment Way
Ringwood
BH24 1EU

Date: 4th July 2022

Please ask for: Jessica Riches
Tel: 01903 737852

Your Ref:
Our Ref: P/68/22/DOC

Dear Ms Murray,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under ref P/30/19/OUT relating to Condition Nos 10 - surface water drainage, 11 - discharge flows, 12 - maintenance & management of the surface water drainage and 14 - foul drainage system.
Land North of Hook Lane Pagham Road PO21 3PD

Notification regarding the above application:

Condition Number 11

The development shall not proceed until details have been submitted to and approved in writing by the Local Planning Authority for any proposals: to discharge flows to watercourses; or for the culverting, diversion, infilling or obstruction of any watercourse on or adjacent to the site. Any discharge to a watercourse must be at a rate no greater than the pre-development run-off values. No construction is permitted, which will restrict current and future land owners from undertaking their riparian maintenance responsibilities in respect to any watercourse or culvert on or adjacent to the site.

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies W DM1, W DM2 and W DM3 of the Arun Local Plan. And to ensure that the duties and responsibilities, as required under the Land Drainage Act 1991, and amended by the Flood and Water Management Act 2010, can be fulfilled without additional impediment following the development completion. It is considered necessary for this to be a pre-commencement condition to protect existing watercourses prior to the construction commencing.

Decision:

Arun District Council have decided to **REFUSE details reserved by condition for the following reasons:**

Drainage Engineers have objected to the application due to insufficient information and therefore the condition is not discharged. Please review consultee comments and resubmit once they have been addressed.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely



Neil Crowther
Group Head of Planning