

Stephen Jupp MRTPI
Sally Field Lodge
Rotten Row
Sidlesham
Chichester
PO20 7QB

Date: 14th October 2020

Please ask for: Finlay Gardner
Tel: 01903 737915

Your Ref:

Our Ref: P/87/20/DOC

Dear Mr Jupp,

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/87/20/DOC relating to Condition Nos 6 - surface water drainage and 7 - discharge flows to watercourses

Lagnersh House Lower Bognor Road Lagness PO20 1LW

Notification regarding the above application:

Condition Number 7

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 **APPROVE details reserved by this condition**

The Council's Drainage Engineers have been consulted and the details submitted are considered to meet the aims and requirements of the condition.

The approved details are hereby:

- Location Plan
- Surface Water Drainage Statement

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the surface water drainage scheme will be implemented in accordance with the approved scheme and permanently retained in good working order thereafter.

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

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning