Our Ref. A078534
Planning Portal Ref. PP-03426439

Mr. C. Cronin
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

30th May 2014

Dear Cian,

Sainsbury's Supermarkets Ltd.
Unit C, Rustington Retail Park, New Road, Rustington, BN16 3RT
Application to Discharge Condition 19 attached to application ref. R/59/12

On behalf of our client, Sainsbury's Supermarkets Ltd, please find enclosed an application to discharge condition 19 attached to planning permission ref. R/59/12, approved by the Council on 1st November 2012. The permission granted the following development:

'Demolition of existing foodstore. Construction of A1 Class retail foodstore, service yard, covered customer car park and landscaping improvements.'

This application has been submitted via the Planning Portal, and follows a previously refused application (ref. R/81/14/DOC). Therefore, in line with paragraph 9(b) of The Town and Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) Regulations 2012, a fee for this application is not required.

Condition 19 – Drainage

Condition 19 states:

'The development layout shall not be agreed until such time that arrangements for the future access and maintenance of any watercourse or culvert crossing or abutting the site has been submitted to and approved in writing by the Local Planning Authority. No construction is permitted, which will restrict current and future land owners from undertaking their repair and maintenance responsibilities of any watercourse on or adjacent to the site'.

Pursuant to Condition 19, please find enclosed the following documents:

- CCTV Survey, prepared by Julian Munn Drainage Services Ltd

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ARUN DISTRICT COUNCIL R/116/14/DOC

- Drawing No. 136421: Sewer Records
- Drawing No. 5149-201 Rev. PC1: Below Ground Drainage and Levels – Layout Plan

This application follows a previously submitted application (ref. R/81/14/DOC) which was refused by Arun District Council on 27th May 2014. The application was refused because a manhole was identified by the Council which was not included in the evidence previously provided. In response to this, drawing no. 5149-201 Rev. PC1 shows the completed drainage layout.

Drawing no. 136421 and the CCTV survey relate to the off-site, existing, 150mm diameter SW sewer from the adjacent nursing homes.

The survey confirms that the existing 150mm pipe exits the southern Boundary into the rear gardens of Angmering Way, thereby indicating that any pipework runs out with the southern boundary. The survey also shows that no buried manholes were discovered within the site and the old open ditch to the south/west had no evidence of any pipe or culvert entering from the east.

The CCTV survey was carried out using drain-tracer equipment along with extensive trial hole investigation works. The attached CCTV report provides a drawing in the appendix showing the existing pipe exiting the site on the southern boundary, into the gardens of Angmering Way.

Drawing No. 136421 provides a Southern Water drainage record drawing which illustrates that they have no drainage in this area, along with an original drawing received from Arun District Council.

I trust the information submitted is sufficient to enable the registration and validation of the application, and I look forward to receiving confirmation of this in due course. In the meantime if you require any further information please do not hesitate to contact me.

Yours Sincerely,

A Broomfield

Alice Broomfield
Assistant Town Planner
For and on behalf of WYG