

Millwood Designer Homes
6 Alexander Grove
Hookwood Road
Kings Hill
West Malling
ME19 4XR

Date: 2nd May 2022

Please ask for: Maria Tomalova
Tel: 01903 737510

Your Ref:

Our Ref: R/53/22/DOC

Dear Mr Neville,

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 R/187/16/PL relating to Condition Nos 13 - provision to prevent surface water discharging to public highway, 19 - foul and surface water sewerage disposal, 20 - surface water drainage and 22 - maintenance and management of SuDs system.

Rustington Convalescent Home Sea Road Rustington BN16 2LZ

Notification regarding the above application:

Condition Number 20

Prior to the commencement of development of each phase full details of the proposed surface water drainage scheme for the relevant phase shall be submitted to and approved in writing by the Local Planning Authority.

The design should follow the hierarchy of preference for different types of surface water drainage disposal systems as set out in Approved Document H of the Building Regulations, the recommendations of the SUDS Manual produced by CIRIA.

Winter groundwater monitoring to establish highest annual ground water levels and Percolation testing to BRE 365, or similar approved, will be required to support the design of any Infiltration drainage.

No unit shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be maintained in good working order in perpetuity.

Reason : To ensure that the proposed development is satisfactorily drained in accordance with policies GEN7 and GEN9 of the Arun District Council Local Plan.

Decision:

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

The Council's Drainage Engineers do not recommend that condition 20 is discharged if further information is not provided, or if the design remains inadequate as listed in the full Engineers comments regarding Surface Water Drainage uploaded on our website.

For the above reason and in the absence of confirmation on the acceptability of the details the condition 20 cannot be discharged and you will need to make a revised submission.

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 small black dot.

Neil Crowther
Group Head of Planning