

Date
12 April 2018

Planning Department
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BN17 5LF

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Registered number OC366484.
Registered office as address.

By Planning Portal

Dear Sir/Madam

Town and Country Planning Act 1990 Approval of Details Reserved by Condition

Please find enclosed an application to discharge Conditions 20 and 22 of Planning Permission R/187/16/PL in respect of Rustington Convalescent Home, Sea Road, Rustington.

The wording of the relevant conditions is reproduced in full below:

Condition 20 (Surface Water Drainage Scheme):

'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.'

Condition 22 (SUDs Maintenance Manual):

'Prior to the commencement of each phase of development full details of the maintenance and management of the SUDs system is set out in a site specific maintenance manual and submitted to, and approved in writing, by the Local Planning Authority. The manual is to include details of financial management and arrangements for the replacement of major components at the end of the manufacturers recommended design life. Upon completed construction of the SuDs System, the owner or management company shall strictly adhere to and implement the recommendations contained within the manual.'

Submission Documents

In addition to this supporting covering letter, this planning application is supported by the following documents:

- Planning Application Form, duly signed and dated;
- Site Location Plan, scale 1:1250 at A3; and
- Surface Water Strategy, prepared by Reuby & Stagg Ltd.

Please note a cheque to the amount of £116 will also be forthcoming.

I trust the enclosed is sufficient for validation and determination of this application; however should you require further information then please do not hesitate to contact me.

Yours sincerely



Chloe Tucker
Planning

