

WA/35/18/DOC

PETER ROBSON ARCHITECT

Long Meadow, The Lane, Chichester, West Sussex, PO19 5PY

REQUEST FOR CONFIRMATION OF COMPLIANCE WITH A PLANNING CONDITION

Planning Consent Reference; WA/93/17/HH

Case Officer; Mark Jones

Applicant; Mr and Mrs Turner

Address; 23 Oaktree Cottages, Barnham Road, Walberton, BN18 0AY

Development; Proposed Rear Extension

Agent; Peter Robson Architect

Approval of details reserved by
Condition imposed under WA/93/17/HH
relating to condition 5 - Surface
water drainage.

Dear Sirs,

I write to request approval of Condition 5 attached to the above Planning Consent.

Condition 5 states;

"Development shall not commence until full details of the proposed surface water drainage scheme have been submitted to and approved in writing by the Local Planning Authority."

Following recent correspondence between myself and Mr Mark Jones, the planning team leader and the drainage engineer it has been confirmed that this Condition can be waived via this application.

The Drainage Engineer has written to Mr Jones;

"Based on the plan, etc, I think it is reasonable to assume that the rear of the property currently discharges to soakaway. On this basis and in this instance, we are prepared to waive the condition and let Building Control deal with the surface water drainage at building regs stage. They can decide whether the existing soakaway is suitable at that time or whether a new soakaway needs to be installed."

This is on the basis that any additional water run off caused by the extension will be discharged into a soakaway and not into the foul drain, which I confirm will be the case.

The decision was based on following information;

The existing flat roof rear extension was built in the 1980's by a previous owner. The present owners have copies of the construction drawings. The existing surface water from the extension discharges into a soak away in the rear garden. Evidence of this can be seen where the ground has settled over the soakaway with the passage of time leaving a shallow circular hollow in the rear lawn.

[illegible]

Yours faithfully,

c.c. Mr and Mrs Turner