

Sir/Madam
Douglas Briggs Partnership
Flint Barns, Ham Farm
Main Road
Bosham
PO18 8EH

Date: 5th January 2026

Please ask for: Amber Willard

Tel: 01903 737942

Your Ref:

Our Ref: WA/50/25/DOC

Dear Sir/Madam,

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 reference WA/75/20/PL relating to condition number 3 - surface water drainage scheme, condition number 4 - surface water drainage system and condition number 7 - surface water drainage scheme.

Fleurie Nursery Lake Lane Barnham PO22 0AL

Notification regarding the above application:

Condition Number 7

Development shall not be brought into use until a surface water drainage scheme for the site, based on sustainable drainage principles and an assessment of the hydrological and hydro geological context of the development, has been submitted to and approved in writing by the local planning authority. The scheme shall subsequently be implemented in accordance with the approved details before the development is completed.

The scheme shall also include details of how the scheme shall be maintained and managed after completion.

Reason: To prevent the increased risk of flooding/, to improve and protect water quality/, improve habitat and amenity/, and ensure future maintenance of these/ in accordance with Arun Local Plan Policies WSP 1, W DM1, W DM2 & W DM3. It is considered necessary for this to be a pre-commencement condition because the site drainage needs to be approved and implemented before the dwellings are occupied.

Decision:

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

The information submitted is not adequate to discharge the condition.

The maintenance plan is insufficient in detail and will need to be updated with detailed information following condition 3 (drainage design) being adequately addressed. The maintenance plan should include all relevant detailed design drawings for ease of reference. The maintenance plan should include manufacturers detail.

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 period.

Neil Crowther
Group Head of Planning