

Luken Beck mdp Ltd
30 Carlton Crescent
Southampton
SO15 2EW

Date: 19th February 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: Y/148/20/DOC

Dear Mr Johnson,

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 Y/1/17/OUT relating to Condition Nos 12 - surface water drainage scheme, 14 - maintenance & management of SuDs and 16 - foul drainage strategy.

Bonhams Field Main Road Yapton BN18 0DX

Notification regarding the above application:

Condition Number 12

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.

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.

Reason: To ensure that the proposed development is satisfactorily drained before construction begins on site 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:**

Council Drainage Engineers have stated that they cannot currently properly review or agree the proposals for the 2 reasons (points 4 & 5) set out in their consultation response of 16 February 2021 (available on our website). As such, the condition cannot be discharged at this time 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, consisting of stylized, cursive letters that appear to be 'NC' followed by a small dot.

Neil Crowther
Group Head of Planning