

Smith Simmons & Partners
15 West Pallant
Chichester
PO19 1TB

Date: 6th April 2021

Please ask for: Maria Tomalova

Tel: 01903 737510

Your Ref:

Our Ref: Y/17/21/DOC

Dear Mrs Simmons,

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/121/19/PL relating to Condition No 10 - surface water drainage and 11 - maintenance & management of surface water drainage.

The Steddles North End Road Yapton BN18 0DT

Notification regarding the above application:

Condition Number 11

Development shall not commence until full details of the maintenance and management of the surface water drainage 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 manufacturer's recommended design life. Upon completed construction of the surface water drainage system, the owner or management company shall strictly adhere to and implement the recommendations contained within the manual.

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies W DM1, W DM2 and W DM3 of the Arun Local Plan. It is considered necessary for this to be a pre-commencement condition to ensure that the future maintenance and funding arrangements for the surface water disposal scheme are agreed before construction commences.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The detail submitted in respect of the maintenance & management of SuDs system namely the following item has been appraised by the Councils Drainage Engineers, are considered to be acceptable and satisfy the requirements of the condition.

424795.01P4 Steddles Yapton Drainage GA

424795.02P4 Steddles Yapton Drainage Details

Rev B The Steddles SUDS Maintenance and Management Plan (including the two plans above as

appendices).

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the site specific drainage scheme will be maintained in accordance with the approved details

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 flourish and a period.

Neil Crowther
Group Head of Planning