Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail:planning@arun.gov.uk
website: www.arun.gov.uk/planning

Barratt David Wilson Southern
Compton House
The Guildway
Old Portsmouth Road
Guildford
GU3 1LR

Date: 3rd March 2022

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:
Our Ref: Y/185/21/DOC

Dear Mr Havis,

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 Y/92/17/OUT relating to Condition Nos 9 - surface water drainage, 10 - maintenance & management of surface water drainage, 11 - updated copy of management manual and 27 levels.
Land East of Drove Lane Yapton BN18 0EB

Notification regarding the above application:

Condition Number 11

Prior to any building being occupied in a phase, and after completed construction of the surface water drainage system serving it, the owner or management company shall either provide the local planning authority with an updated copy of the management manual incorporating any changes as a result of construction/implementation or confirm in writing that no changes are required to the manual.

No further changes shall be made to the approved surface water drainage system Maintenance & Management Plan/Regime including the management company responsible or the financial arrangements between the owners of the dwellings & the management company other than with the written consent of the Local Planning Authority.

The owner or management company shall thereafter strictly adhere to and implement the recommendations contained within the manual to ensure that the system is maintained in perpetuity.

Reason: To ensure the efficient maintenance and on-going operation of the surface water drainage system and to ensure the best practice in line with guidance set out in 'The SuDS Manual' CIRIA publication ref: C753 Chapter 32, in accordance with Policies D DM1, W DM2 and W DM3 of the Arun Local Plan.

Decision:

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

This condition can only be discharged once the surface water drainage system has been constructed for the whole site or a particular phase. The surface water system has not yet been approved and should not be constructed until approval has been received.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

Neil Crowther
Group Head of Planning