



Arun District Council
Arun Civic Centre
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Plainview Planning Ltd
Clarendon House
42 Clarence Street
Cheltenham
GL50 3PL

Your Ref: Y/21/18/DOC

Please ask for:

Mr S Davis

25 May 2018

Dear Mr Cole

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 Y/22/14/ relating to condition 18-surface water drainage.
Land at Kings Close, Yapton,

Notification regarding the above application:

Condition Number 18

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.

No building shall be occupied until the complete surface water drainage system serving the property has been implemented in accordance with the agreed details and the details so agreed shall be retained in perpetuity.

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies GEN7 and GEN9 of the Arun District Council Local Plan.

Decision:

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

The details submitted in respect of the proposed surface water drainage scheme, namely the following items, have been appraised by the Councils Drainage Engineers, are considered to be acceptable and satisfy the requirements of the condition.

Dwg. 16024-LOC Rev A "Location Plan";
Dwg. STD.01.20 Rev D "Inspection Chamber";
Dwg. 107 Rev P2 "King Post Retaining Wall Details";
Dwg. 103 Rev P3 "Sections";
Dwg. 102 Rev P3 "Pavement Construction";
Dwg. 101 Rev P5 "General Arrangement Showing Drainage";
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Dwg. 13020-01 Rev B "Site Layout";
Dwg. STD.01.63 Rev C "High Storage Soakaway";
Dwg. STD.01.47 Rev A "Catchpit Chamber";
Dwg. STD.01.22 Rev A "Private Manhole Type P2";
Figure 4 Rev 01 "Exploratory Hole Location Plan";
"Areas Contributing" Plan;
Groundwater Levels Sheet ref 28854;
Interim Ground Investigation Report ref G6308;
Micro Drainage Results May 18;
Letters from Archibald Shaw dated 26/04/18, 30/04/18, 09/05/18.

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the surface water drainage scheme will be implemented in accordance with the approved scheme and permanently retained in good working order thereafter

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