

Amanda Scholes | Receptionist, Department, [Arun District Council](#) | Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37736 | External: +44 (0) 1903 737500 ext 37736 | E-mail: amanda.scholes@arun.gov.uk



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Save the environment - think before you print.

From: Sarah Burrow <Sarah.Burrow@arun.gov.uk>

Sent: 30 March 2020 08:57

To: Planning.Responses <Planning.Responses@arun.gov.uk>

Cc: Finlay Gardner <Finlay.Gardner@arun.gov.uk>; Paul Cann <Paul.Cann@arun.gov.uk>

Subject: RE: Planning Consultation on Y/21/20/DOC

Dear Finlay,

The engineers for the applicant have contacted our department and provided some explanation as to their methods. Please update my consultation as below and let the applicant know what is required.

Further Comments Regarding Surface Water Drainage

- 1: The infiltration has been completed in June 2018, not the winter. The applicant's engineer has claimed that this was agreed with Laura Gibbons on the basis of comparable infiltration rate recorded at a neighbouring property. The applicant must supply the application number and document reference to locate this data easily (for both myself and future public viewers). If the data is comparable then we will accept the results.
- 2: The applicants engineers have proposed including the location of the dipped borehole on the plans. This is good, but I also want them to include a link for the location of the monitoring data (again both for myself and public viewers). I personally have no issue with the use of boreholes within a reasonable distance but the data must be easily accessed to ensure transparency.
- 3: The engineers have claimed that the plan is misleading as the impermeable roof area is 115m², please ensure this is clear on the plan and update the calculations accordingly.
- 4: Done: Please upload the construction detail with the updated plans.

For future reference, and again for the public record, please note that if any deviance from policy is agreed with one of the Engineers then the applicant must ensure that this agreement is in writing (e-mail is fine) and uploaded to the portal as part of the application. A failure to upload this evidence results in wasted time at both ends.

Kind Regards

Sarah Burrow
Engineering Assistant

From: Sarah Burrow
Sent: 25 March 2020 10:55
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Finlay Gardner <Finlay.Gardner@arun.gov.uk>; Paul Cann <Paul.Cann@arun.gov.uk>
Subject: RE: Planning Consultation on Y/21/20/DOC

Engineers Comments Regarding Surface Water Drainage

Following a review of the supplied documents the following observations are made.

1. There is no winter infiltration testing. Infiltration testing was completed in June 2018. Infiltration testing should be completed in the winter period and the results used to inform the design.
2. The application references a 'groundwater monitoring point in an adjacent field', as recording groundwater at 1.74mbgl in place of winter groundwater monitoring. It *may* be possible to use this data, but more detail needs to be supplied. What is the location of the field? Where is the monitoring data to be found? When was the period of monitoring?
3. The impermeable area on the calculations does not agree with the impermeable area shown on the plan (110m² on the calcs, 165m² on the plan).
4. Need a construction detail for the pipe bed and surround.

As it stands, it is not possible to recommend discharge of condition 8 until the points above have been addressed. Given that we are no longer in the winter period (the infiltration testing could have been completed over winter 2019) and that this is a pre-commencement condition it is suggested that all work on site is ceased until the way forward can be agreed.

Kind Regards

Sarah Burrow
Engineering Assistant

From: Planning.Responses <Planning.Responses@arun.gov.uk>
Sent: 03 March 2020 11:35
To: Land Drainage [REDACTED]
Subject: Planning Consultation on Y/21/20/DOC

To: **Engineers (Drainage)**

NOTIFICATION FROM ARUN DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION NO: Y/21/20/DOC

Registered: 12-FEB-20

Site Address: Land rear of 2,4,& 6 Gladstone Road Yapton BN18 0JP

Description of Works:

Application for approval of details reserved by condition following the grant of Y/22/17/PL relating to conditions 3-schedule of materials & finishes & 8- surface water drainage details.

The Council have received the above application to discharge conditions. I shall be pleased to receive any observations you may wish to make in respect of those conditions relating to your field of expertise.

[Click here to view the Discharge of Condition application](#)

[Click here to view conditions on original application - click on decision tab](#)

Should you have any comments to make, these should be sent **by replying to this email** by 17th March 2020.

www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The officer dealing with this application is Finlay Gardner who can be contacted on telephone number 01903 737915.

Thanking you in anticipation

Planning Case Officer
Arun District Council

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