

[REDACTED]

From: Simon Davis
Sent: 26 April 2022 10:34
To: Planning Scanning
Subject: FW: Drove Lane, Yapton - Outstanding Drainage Condition Y/38/22/DOC

[REDACTED]

Simon J Davis MRTPI
Principal Planning Officer
Directorate of Place

[REDACTED]



Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Simon Davis
Sent: 26 April 2022 10:32
To: 'Sparkes, Jessica' [REDACTED]
Cc: Havis, Sean [REDACTED]
Subject: RE: Drove Lane, Yapton - Outstanding Drainage Condition

Hi Jess,

I don't know whether you have seen my Directors email to your MD dated 20/04 6.08pm which stated:

*".. Firstly, we are missing some information from your team regarding the following;
a- plans of the 'blind' east ditch – sections etc. I understand this is being used like a suds pond but with no outlet.
b)- headwall drawings - alterations have apparently been discussed and agreed but we don't have these yet.*

Secondly, it appears that whilst there are solutions for the off-site drainage issues but the details have yet to be worked up or agreed with all the parties let alone us.

Clearly from our perspective this is an important part in have a scheme which works successfully but you are clearly a long way from resolving this matter.

Therefore, in trying to be pragmatic I want to propose the following solution.

We will provide a partial qualified approval of condition 9 that subject to (a) and (b) being provided first, we will allow you to commence the development (up to occupation) on the added proviso that you complete onsite surface water drainage first. Any consent will not permit the occupation of any home until the offsite works have been designed, agreed and implemented as per the condition (this will require a separate DOC

to discharge this remaining part of the condition and don't forget any separate land drainage consent that might be required). If this is not undertaken we will enforce the no occupation requirements rigorously.

..”

Therefore it is my understanding that I am awaiting items (a) and (b) before a partial discharge can be issued.

Simon

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From: Sparkes, Jessica [REDACTED]
Sent: 26 April 2022 08:50
To: Simon Davis [REDACTED]
Cc: Havis, Sean [REDACTED]
Subject: Drove Lane, Yapton - Outstanding Drainage Condition

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Hi Simon

I hope you are well and had a good break.

Hopefully Paul Cann has communicated our positive discussion on the drainage condition to you and confirmed that a strategy for the off-site works has been discussed. I do hope that now means that you can issue the Condition 9 decision notice?

Kind regards

Jess