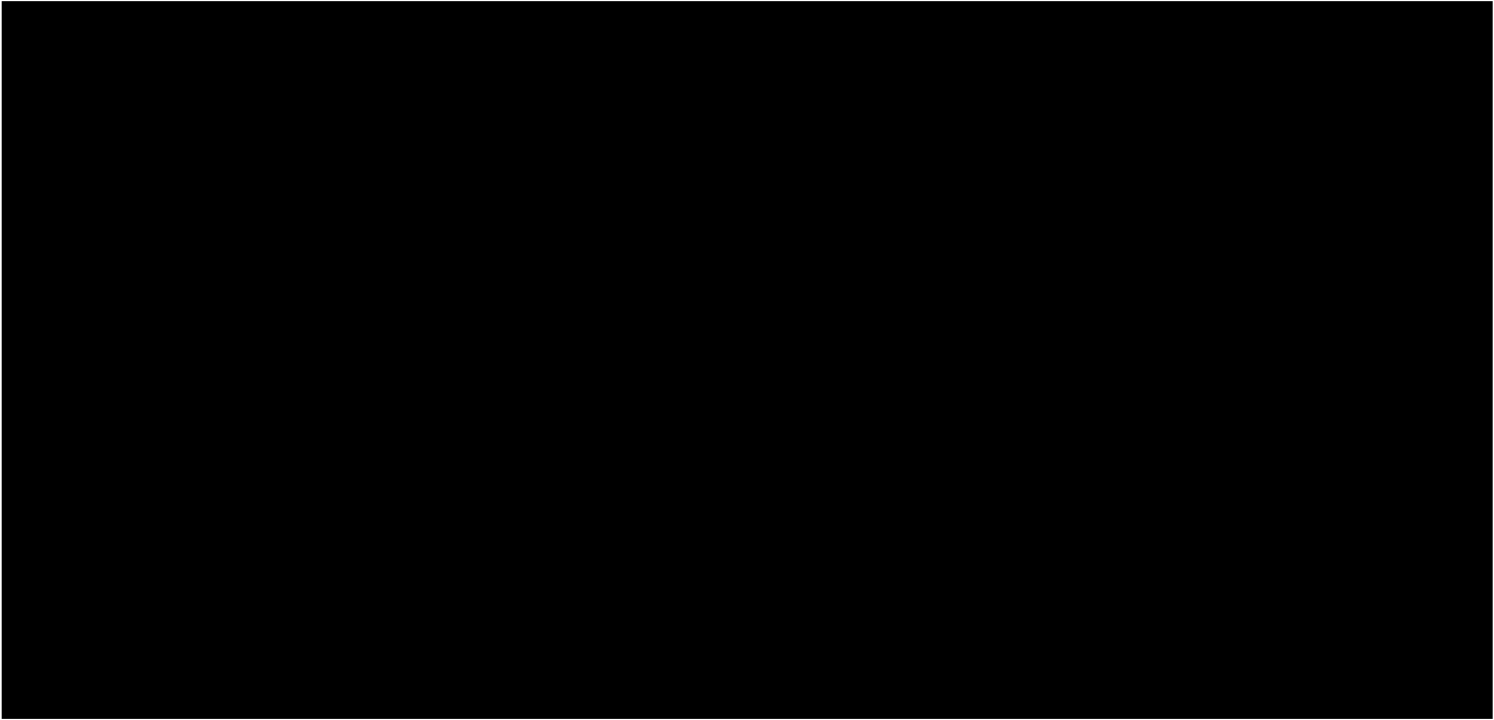




From: Jessica Fermor [REDACTED]
Sent: 27 August 2019 12:16
To: Maria Tomalova <Maria.Tomalova@arun.gov.uk>
Subject: Re: Y/54/19/PD, Rookery Farm Barn

Hi Maria,

I have just noticed that today is the proposed decision date, so please let me know if you need anything from me confirmed.

Kind regards

Jessica

On Tue, 27 Aug 2019 at 12:06, Jessica Fermor [REDACTED] wrote:

Hello Maria,

I think this is fine, we have had similar in the past.

Are you in need of any further information at this stage?

Kind regards

Jessica

On Tue, 27 Aug 2019 at 11:08, Maria Tomalova <Maria.Tomalova@arun.gov.uk> wrote:

Dear Jessica,

I have left a voicemail.

Since the application site is within the Lidsey Treatment Catchment Engineer (Drainage & Coastal).

Therefore I need your agreement to pre-commencement condition PCENG2 suggested by our EDC engineer as follows:

PCENG2

"Development shall not commence, other than works of site survey and investigation, 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, and the recommendations of the SuDS Manual produced by CIRIA. Winter groundwater monitoring to establish highest annual ground water levels and winter Percolation testing to BRE 365, or similar approved, will be required to support the design of any Infiltration drainage. No building / No part of the extended 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 maintained in good working order in perpetuity."

Reason: To ensure that the proposed development is satisfactorily drained in accordance with policies W SP1, W DM1, W DM2 and W DM3 of the Arun Local Plan. This is required to be a pre-commencement condition because it is necessary to implement the surface water drainage system prior to commencing any building works.

Kind regards

Maria

Maria Tomaiova | Senior Planning Officer, Directorate of Place, [Arun District Council](#) | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37510 | External: +44 (0) 1903 737510 | E-mail: maria.tomaiova@arun.gov.uk

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