

[REDACTED]

From: Simon Davis
Sent: 15 September 2026 11:11
To: Planning Scanning
Subject: FW: Drainage update for Y/80/25/S73 Lownsborough

[REDACTED]

From: Simon Davis
Sent: 15 September 2026 11:09
To: [REDACTED]
Subject: RE: Drainage update for Y/80/25/S73 Lownsborough

Dear Mrs Lownsborough,

Thanks for your email. I respond as follows:

1. No proposed condition has yet been put forward. The only correspondence between the agent and us on this matter is already on the website dated 09/09.
2. I am unsure what you want me to advise upon. We are awaiting further drainage submissions from the applicant and will then re-consult Engineers.
3. Yes, it is likely that a further EoT will be granted to allow for consideration of drainage amendments.
4. I cannot confirm the Ctte date yet as we haven't had the drainage amendments, and don't yet know what level of re-consultation is needed.
5. There are no plans to refuse the application by the due date.

Kind Regards

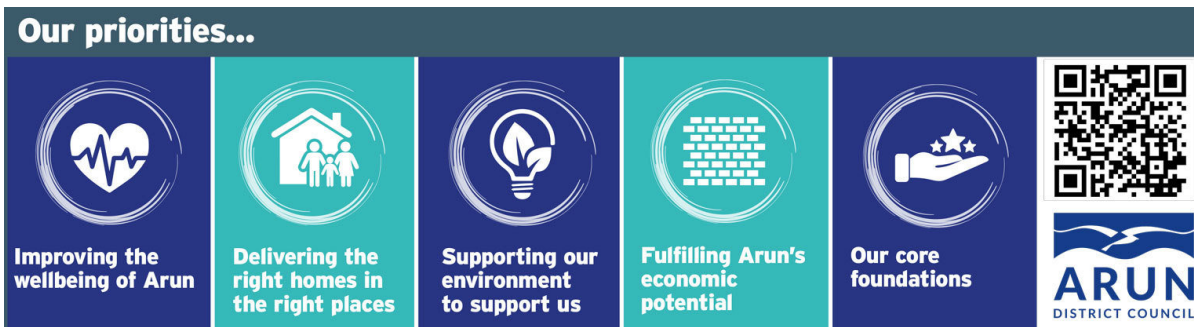
Simon

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From: [REDACTED]
Sent: 15 September 2026 06:33
To: Simon Davis <Simon.Davis@arun.gov.uk>
Subject: Drainage update for Y/80/25/S73 Lownsborough

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Dear Mr. Davis,

It is observed from the planning portal details that there had been no formal response added by the ADC Drainage Engineers for Y/80/25/S73, since their response uploaded on 15/7/26 registering an Objection. It is also observed that the 'Decision due' date for that application is registered as September 23rd. 2026, and the current EOT runs out on September 24th 2026.

The application for Y/80/25/S73, is not on the planning Committee Agenda for September 23rd. 2026.

Although there are other outstanding matters unresolved relating to the site drainage, the recent sticking point is apparently in relation to ground-raising as suggestion by the applicant to avoid the question of the high water table and lateral flooding that would be caused by the rules of physics, and by introducing a 'condition' to overcome this difficulty. I am reminded of the Drainage Engineers response form the application Y/32/25/PL(for the same site) item 8.2 as I recall, that cautioned against any 'conditions' relative to drainage on the site, for fear that they could perhaps never be fulfilled. From details obtained EIR it appears that the Drainage Engineers/others have expressed similar concerns now, about the potential flooding from the 'ground- raising,' to nearby properties and Bilsham Rd./Bilsham Lane Indicating that with or without a 'condition' it could be too late to rectify if houses were built and flooding occurred because of it.

Please advise:

1. When the proposed 'condition' solution by the applicant is intended to be published on the portal.
2. The Drainage Engineers Response- and whether objection or approval.
3. Whether another EOT is likely if no plan or response has yet been forthcoming from either.
4. Whether this matter is likely to be on the Planning Committee Agenda for October 2026, in light of the above.
5. IF the application is intended to be refused by the date due, would this be by delegated powers.

If details are to be published on the portal, it is noted that it would currently only be 8 days from today's date of this communication for a public response, which is considered insufficient opportunity for participation.

Thanking you in advance for your kind attention.

Yours sincerely,

Dilys Lownsborough