WORTHING BOROUGH COUNCIL

Mr Gavin Hensman
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GU32 3BU

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/1227/24

Details of Development
APPLICATION FOR APPROVAL OF DETAILS RESERVED BY CONDITION OF APPROVED AWDM/0786/23 - CONDITION 18 (DRAINAGE-SURFACE WATER) AND 20 (DRAINAGE MANAGEMENT)

Location of Development
SITE OF FORMER HM REVENUES AND CUSTOMS AND LAND SOUTH OF HM REVENUES AND CUSTOMS BARRINGTON ROAD WORTHING WEST SUSSEX

The Authority has considered your application, and I can confirm the following condition(s) have been **APPROVED** subject to satisfactory implementation and in accordance with the approved plans.

G Peck

Gary Peck
Planning Services Manager
12/03/2025

SCHEDULE

Approved Date - 12/03/2025

18 Drainage - Surface Water, also Control of Infiltration / Pollution.

Prior to the commencement of development, construction drawings of the surface water drainage network, associated sustainable drainage components and flow control mechanisms and a construction method statement shall be submitted and agreed in writing by the local planning authority. The scheme shall then be constructed as per the agreed drawings, method statement, Drainage Strategy Layout by Scott, White and Hookins, 22.03.2024, rev C02 and Drainage and Flood Risk Assessment Statement by Scott, White and Hookins, 06.02.2024 and remain in perpetuity for the lifetime of the development unless agreed in writing by the Local Planning Authority. No alteration to the agreed drainage scheme shall occur without prior written approval from the Local Authority.

Reason: *To ensure the development is satisfactorily drained and to safeguard against risks of pollution controlled waters if infiltration is inappropriately used or designed. To accord with policies DM9 & DM20, DM21 & DM22 of the Worthing Local Plan 2020-2036 and the NPPF, 2023.*

Approved Date - 12/03/2025

20 Drainage - Management

The development hereby approved shall not be first occupied until details of the maintenance and management of the sustainable drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The drainage scheme shall be implemented prior to the first occupation of the development hereby approved and thereafter managed and maintained in accordance with the approved details in perpetuity. The Local Planning Authority shall be granted access to inspect the sustainable drainage scheme for the lifetime of the development. The details of the scheme to be submitted for approval shall include:

I. a timetable for its implementation,

II. details of SuDS features and connecting drainage structures and maintenance requirement for each aspect,

III. a management and maintenance plan for the lifetime of the development which shall include the arrangements for adoption by any public body or statutory undertaker, or any other arrangements to secure the operation of the sustainable drainage scheme throughout its lifetime.

Upon completed construction of the surface water drainage system, the owner or management company shall strictly adhere to and implement the recommendations contained within the management and maintenance plan approved under this condition.

Reason: *To ensure that the development achieves a high standard of sustainability and ensure the flood risk is adequately addressed for each new dwelling and not increased in accordance with policies DM9 & DM20 of the Worthing Local Plan 2020-2036 and the NPPF, 2023.*

Plans Referred to in Consideration of this application

The application has been assessed and the decision is made on the basis of the following plans and documents submitted:

Reference/Drawing Number	**Version**	**Date Rec**
DRAINAGE STRATEGY LAYOUT	SO-2870-05-CE-0500-C02	24.09.2024
MANHOLE SCHEDULE	SO-2870-05-CE-0502-C02	24.09.2024
DRAINAGE CONSTRUCTION DETAILS 1 OF 2	SO-2870-05-CE-0510-C01	24.09.2024
DRAINAGE CONSTRUCTION DETAILS 2 OF 2	SO-2870-05-CE-0511-C01	24.09.2024
EXTERNAL WORKS CONSTRUCTION DETAILS	SO-2870-05-CE-0610-C02	24.09.2024
SWH TECHNICAL RESPONSE		24.09.2024
DRAINAGE REPORT	303941 REV 05	24.09.2024

Reason: *For the avoidance of doubt and in the interests of proper planning*