WORTHING BOROUGH COUNCIL

Mr Carl Moore
Carl Moore Architectural Design
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Goring-by-Sea
Worthing
BN12 4NH
United Kingdom

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/0768/24

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITION 5 (SURFACE WATER DRAINAGE) AND 6 (SUSTAINABLE DRAINAGE) OF APPLICATION AWDM/0188/24.

Location of Development
37 DOWNSIDE AVENUE WORTHING WEST SUSSEX BN14 0EU

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.

GPeck

Gary Peck
Planning Services Manager
11/10/2024

SCHEDULE

Approved Date - 11/10/2024

5 No phase of the development shall 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. Infiltration testing to BRE DG365, or similar approved, will be required to support the design of any infiltration drainage with a note at which depth groundwater is struck, if it is struck during completion of the infiltration testing. Supporting calculations for the 100% AEP (1 in 1 year), 3.33% AEP (1 in 30 year), 3.33% AEP (1 in 30 year) plus climate change, 1% AEP (1 in 100 year), and the 1% AEP (1 in 100 year) plus climate change critical storms will be required to support the viability of drainage scheme. No part of the 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 prevent flooding in accordance with National Planning Policy Framework paragraphs 165-175 by ensuring the satisfactory management of local flood risk, surface water flow paths, storage, and disposal of surface water from the site in a range of rainfall events.*

Approved Date - 11/10/2024

6 The development hereby approved shall not be occupied until details of the maintenance and management of any proposed sustainable drainage scheme have been submitted to and approved in writing by the Local Planning Authority. The details of the scheme to be submitted for approval shall include:

I. Details of the SuDS feature and connecting drainage structures, and maintenance requirements for each aspect including a drawing showing where they are located.

II. A management and maintenance plan for the lifetime of the development which shall include the name and contact details of any appointed management company.

Reason: *To prevent flooding in accordance with National Planning Policy Framework paragraphs 165-175 by ensuring the satisfactory management of local flood risk, surface water flow paths, storage, and disposal of surface water from the site in a range of rainfall events and ensuring the SuDS proposed operates as designed for the lifetime of the development.*

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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
SOAKAWAY DESIGN	REV A	06.09.2024
BRE 365 Infiltration Test	Complete	14.06.2024
SURFACE WATER DRAINAGE MAINTENACE MANUAL	D2257/1.0 June 2024	14.06.2024
SOAKAWAY INFILTRATION RATE	TEST 1	17.07.2024
SOAKAWAY INFILTRATION RATE	TEST 2	17.07.2024
SOAKAWAY INFILTRATION RATE	TEST 3	17.07.2024

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

Ref: AWDM/0768/24