From: Ken Argent
Sent: 16 March 2011 12:34
To: Jo Morin
Subject: WB/11/0153/FULL 11 Offington Gardens

Jo

This application does not lie in Flood Zone 2 or 3 but the front of the property does lie within an area shown on the Environment Agency Flood Map for Surface Water to be subject to Surface Water Flooding.

I have also checked our records and the application is not in a know area of contaminated land, therefore the roof drainage from the (overdevelopment?) large new extensions should all be discharged to a soak away.

However there are no details of proposed drainage presented therefore:-

The only comment I wish to make at this time relates to surface water drainage. In the absence of any ground investigation and or drainage proposals I would request that should approval be granted it be conditional such that *'no development approved by this permission shall commence until a scheme for the disposal of surface water has been approved by the Planning Authority'*. Satisfactory soakage tests in accordance with BRE Digest 365 (1991) being the criteria for proof of this condition.

Ken Argent - Engineer, RMaPS| Technical Services, Worthing Borough Council
Location: Portland House, Richmond Road, Worthing, BN11 1HS
Internal: 1374 | External: 01903 221374 | E-mail: ken.argent@worthing.gov.uk

Please think before you print this and save paper