

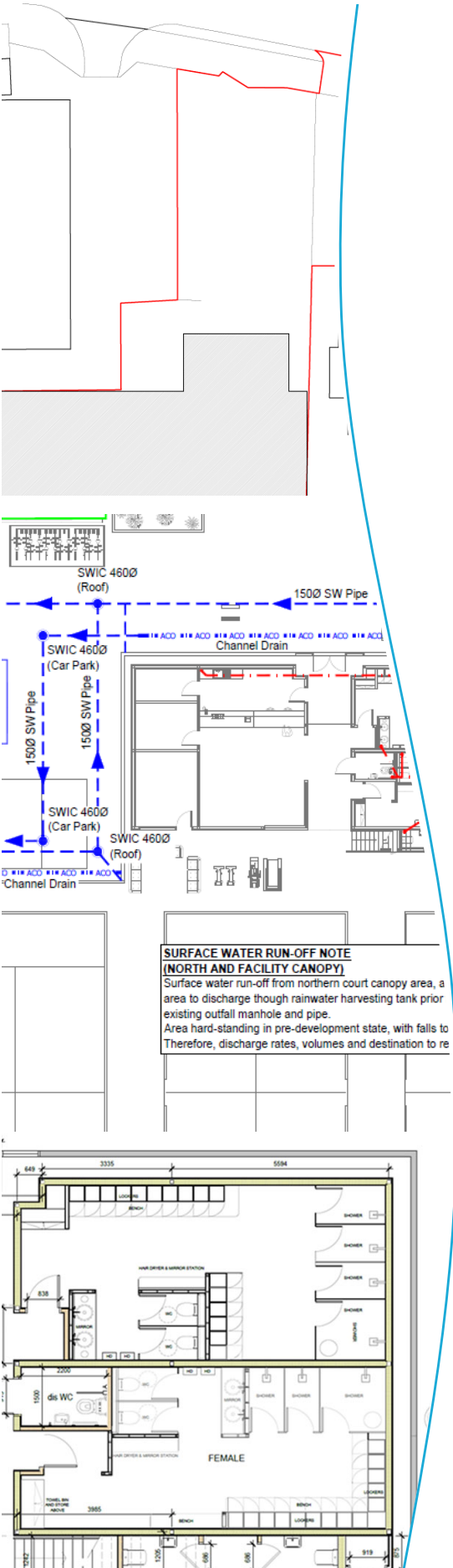
Project_
Padel Republic
Brighton Road, Shoreham

Title_
Surface Water Management Report

Project No_
1185

Date_
February 2026

Revision_
C



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Author	Date	Revision
Mark Symonds	20 th January 2026	A
Mark Symonds	11 th February 2026	B
Mark Symonds	17 th February 2026	C

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1. Introduction

This surface water management report has been prepared by Flo Consult UK Ltd, on behalf of Padel Republic, for a new Padel Club at Fisherman's Wharf, Brighton Road, Shoreham, BN43 6RE (hereafter referred to as 'the Site').

The report describes and demonstrates how the surface water run-off rates and volume from the Site will be managed to adhere to National and local planning policies, regulations, and relevant design guidance, which include:

- National Planning Policy Framework (NPPF), December 2024 (updated February 2025), Paragraphs 162-163 and 182;
- National Planning Practice Guidance (NPPG), released in March 2014 and updated in August 2022;
- Shoreham Harbour Regeneration: Future Proofing against Climate Change & Sea Level Rise.
- Shoreham Harbour Joint Area Action Plan (JAAP) (Adopted 2019);
- Shoreham Harbour Flood Risk Management Guide (September 2015);
- Adur District Council Local Plan 2011-2031 – Policy W DM2 (July 2018).

Adur District Council, acting as Lead Local Flood Authority (LLFA), needs to be satisfied that the design and drainage principles of the proposed development:

- will address the surface water management and risk of flooding within the site;
- will ensure that the drainage is managed and maintained for its lifetime to prevent flooding;
- and will ensure that the development will not increase the risk of flooding to neighbouring land and property.

2. National and Local Guidance and Policies

2.1. National Planning Policy Framework (NPPF) and National Planning Practice Guidance

The NPPF (December 2024 – updated February 2025) sets out the Government’s planning policies for England and how these should be applied. It provides a framework within which locally prepared plans for housing and other development can be produced. This document is used to form this surface water management report, with particular attention to Paragraphs 162-163 (Planning for Climate Change) and Paragraph 182 (Sustainable Drainage).

NPPG, Paragraph 055 (Reference ID:7-055-20220825) states that sustainable drainage systems (SuDS) are designed to control surface water run off close to where it falls and mimic natural drainage as closely as possible, where they provide opportunities to reduce the causes and impacts of flooding; remove pollutants from urban run-off at source; and to combine water management with green space with benefits for amenity, recreation, and wildlife.

Further to this NPPG, Paragraph 056 (Reference ID:7-056-20220825) states that the aim should be to discharge surface run off as high up the following hierarchy of drainage options as reasonably practicable which (in order) are into the ground (infiltration); to a surface water body; to a surface water sewer, highway drain, or another drainage system; to a combined sewer.

2.2. Flood and Water Management Act

The Flood and Water Management Act (FWMA) received royal assent in April 2010, aiming to create a simpler and more effective means of managing flood risk and coastal erosion. The FWMA incorporates and implements some of the recommendations from the Pitt Review (2008), following the severe flooding that affected a large area of the UK in 2007. The FWMA also places several new duties and responsibilities on LLFA regarding the management of local flood risk, to:

- Develop, maintain, apply, and monitor a Local Flood Risk Management Strategy;
- Approve, adopt, and maintain Sustainable Drainage Systems (SuDS) (yet to be implemented);
- Establish and maintain a flood risk Asset Register;
- Investigate incidents of flooding (where appropriate) and publish the findings in a report;
- Ensure delivery of effective and joined up management of flood risk.

3. Site Setting and Description

3.1. Site Location

The Site is in a light industrial area of Shoreham, is approximately 2 km west of Southwick train station, and is bound by Brighton Road to the north, commercial / light industrial buildings to the east and west, and the River Adur to the south. The nearest postcode to the Site is BN43 6RE, with the co-ordinates being: Easting: 522420, Northing: 105050.

3.2. Existing Site and Topography

The Site, in a pre-development state, is currently undeveloped and is formed of the concrete slab and yard area of a demolished commercial / light industrial building. In terms of topography, the Site has a general fall in a south-west direction towards the River Adur.

3.3. Proposed Development

The proposed site is shown on the development plan in Appendix A, with a full description of the Site stated by the Architect.

In brief, and in relation to this surface water management report, the proposal is to build 6 padel courts to the south of the site, padel club facilities such as reception, WC, shop, storage and café areas to the centre, and car parking areas with small areas of soft-landscaping to the north.

3.4. Ground Conditions

The ground conditions for the Site can be determined via the British Geological Survey (BGS) website, where the ground is shown as River Terrace Deposits (sand, silt and clay) over bedrock consisting of Tarrant Chalk Member (chalk).

The BGS website also shows borehole log data approximately 200m of the Site, and within the same strata. Borehole logs identify the Site to consist of made ground over clay to approximately 5.00m bgl over chalk. Data also shows that groundwater strikes are at approximately 5.00m bgl (below clay and in chalk strata). Refer Appendix B for details.

3.5. Waterbody / Rivers / Canals

As stated above, the nearest waterbody, river or canal to the Site is the River Adur which flows along the southern boundary. The coastline / Shoreham beach is also 150m to the south of the Site.

3.6. On-Site Drainage and Public Sewers

As shown on the Southern Water asset plan in Appendix C the nearest public sewer to the Site is a 225mm foul water sewer in Brighton Road (north).

Surface water from the Site to the River Adur by an existing drainage network, majority of which is now redundant (demolished building), with exception to the outfall manhole and pipe along the sea wall. Surface water will also be discharged to the River Adur, via overland flows, as the Site is formed of existing hard-standing concrete slab and yard areas falling in a south-west direction.

3.7. Development Areas

The overall area of the Site area is approximately 4,400m² / 0.440 ha. The Site, in a pre-development state, is all hard-standing with all surface water discharge to the River Adur. Therefore, the pre-development surface water run-off area is **0.440 ha**, with an urban factor of **1.0**.

The Site, in a post development state, consists of the new courts, facilities and car park, which equates to 4,250m² / 0.425 ha, and small landscaping areas equating to 150m² / 0.015 ha.

Surface water from the soft-landscaping areas will discharge off the Site at a natural / greenfield rate, and therefore the surface water management area equates to **0.425 ha**.

4. Surface Water Run-Off Destination

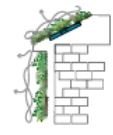
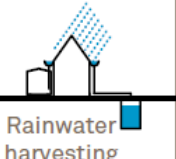
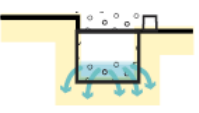
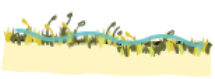
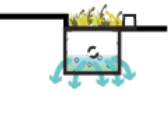
The destination of the surface water run-off from the Site, in a post development state, has been assessed against the prioritisation set by the Approved Document H (2010). The feasibility of the surface water run-off to the priority receptors are as follows:

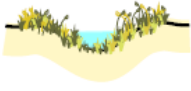
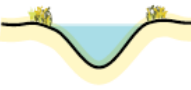
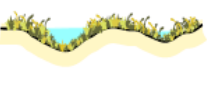
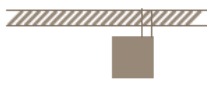
Run-Off Destination	Feasible / Required?	Description
Discharge to Ground	No	BGS data shows the ground at the Site to be formed River Terrace Deposits (sand, silt and clay) over bedrock consisting of Tarrant Chalk Member (chalk). BGS data also shows borehole log data approximately 200m of the Site, and within the same strata, which identify the Site to consist of made ground over clay to approximately 5.00m bgl over chalk, with groundwater strikes are at approximately 5.00m bgl (below clay and in chalk strata). Clay is known to have exceptionally low or no infiltration rates, and in accordance with CIRIA 753 (various section), any infiltration structure / soakaway is to be at least 1.0m above known groundwater. 1.0m above the known ground water level is within the clay strata, and therefore, due to the this and the relevant groundwater discharge to ground is not feasible. Also, due to the close proximity to the River Adur and coast, it is likely that the groundwater will become shallow in high tide and extreme storm events.
Discharge to Waterbodies	Yes	As discharge to ground is not suitable, the alternative is to discharge directly to the River Adur to the south of the Site. Discharge to the River Adur will replicate the pre-development surface water run-off destination.
Discharge to Surface Water Sewer	No	There are no known surface water sewers near the Site, and therefore this is not a feasible surface water run-off destination.
Discharge to Highway Drain	No	There are no known highway or other drains near the Site, and therefore this is not a feasible surface water run-off destination.
Discharge to Combined Water Sewer	No	There are no known combined water sewers near the Site, and therefore this is not a feasible surface water run-off destination.

5. SuDS Feasibility

To reduce the surface water run-off from the Site in a post development state, SuDS methods are to be introduced to the design.

SuDS methods as per the Sustainable Drainage System (SuDS) hierarchy, and the Non-Statutory Technical Standards for Sustainable Drainage Systems – March 2015, that can be used are detailed below:

	Description	Setting	Required area
 Green roofs	A planted soil layer is constructed on the roof of a building to create a living surface. Water is stored in the soil layer and absorbed by vegetation.	 Building	Building integrated.
 Rainwater harvesting	Rainwater is collected from the roof of a building or from other paved surfaces and stored in an overground or underground tank for treatment and reuse locally. Water could be used for toilet flushing and irrigation.	 Building	Water storage (underground or above ground).
 Soakaway	A soakaway is designed to allow water to quickly soak into permeable layers of soil. Constructed like a dry well, an underground pit is dug filled with gravel or rubble. Water can be piped to a soakaway where it will be stored and allowed to gradually seep into the ground.	 Open space	Dependant on runoff volumes and soils.
 Filter Strip	Filter strips are grassed or planted areas that runoff is allowed to run across to promote infiltration and cleansing.	 Open space	Minimum length 5 metres.
 Permeable paving	Paving which allows water to soak through. Can be in the form of paving blocks with gaps between solid blocks or porous paving where water filters through the block itself. Water can be stored in the sub-base beneath or allowed to infiltrate into ground below.	 Street/open space	Can typically drain double its area.
 Bioretention area	A vegetated area with gravel and sand layers below designed to channel, filter and cleanse water vertically. Water can infiltrate into the ground below or drain to a perforated pipe and be conveyed elsewhere. Bioretention systems can be integrated with tree-pits or gardens.	 Street/open space	Typically surface area is 5-10% of drained area with storage below.

	Description	Setting	Required area
 Swale	Swales are vegetated shallow depressions designed to convey and filter water. These can be 'wet' where water gathers above the surface, or 'dry' where water gathers in a gravel layer beneath. Can be lined or unlined to allow infiltration.	 Street/open space	Account for width to allow safe maintenance typically 2-3 metres wide.
 Hardscape storage	Hardscape water features can be used to store run-off above ground within a constructed container. Storage features can be integrated into public realm areas with a more urban character.	 Open space	Could be above or below ground and sized to storage need.
 Pond / Basin	Ponds can be used to store and treat water. 'Wet' ponds have a constant body of water and run-off is additional, while 'dry' ponds are empty during periods without rainfall. Ponds can be designed to allow infiltration into the ground or to store water for a period of time before discharge.	 Open space	Dependant on runoff volumes and soils.
 Wetland	Wetlands are shallow vegetated water bodies with a varying water level. Specially selected plant species are used to filter water. Water flows horizontally and is gradually treated before being discharged. Wetlands can be integrated with a natural or hardscape environment.	 Open space	Typically 5-15% of drainage area to provide good treatment.
 Underground storage	Water can be stored in tanks, gravel or plastic crates beneath the ground to provide attenuation.	 Open space	Dependant on runoff volumes and soils.

The feasibility of the above SuDS methods for the Site is summarised in the table below:

SuDS Method	Feasible Use	Description
Living Roofs	No	The structures at the Site are designed to be curved, and are not designed for additional loading such as living roofs. Therefore, this SuDS method is not feasible.
Rainwater Harvesting	Yes	A rainwater harvesting tank could be installed to collect and store surface water from the roof area, which can be re-used in the Padel Court facility areas. Rainwater harvesting tank will reduce the surface water run-off volume from the Site.
Soakaway	No	As stated in Section 5, BGS data shows the ground consisting of clay to approximately 5.00m bgl over chalk, with groundwater strikes below the clay (in chalk strata). Clay is known to have exceptionally low or no infiltration rates, and in accordance with CIRIA 753 (various section), any infiltration structure / soakaway is to be at least 1.0m above known groundwater. 1.0m above the known ground water level is within the clay strata, and therefore, due to this and the relevant groundwater discharge to ground is not feasible.

		Also, due to the close proximity to the River Adur and coast, it is likely that the groundwater will become shallow in high tide and extreme storm events.
Filter Drains	No	The new structures for the padel courts and facilities, and the new car park are to be formed on top of the existing concrete areas, with no excavations. Therefore, filter drains are not a feasible SuDS method for the development.
Permeable Surfacing	No	The new structures for the padel courts and facilities, and the new car park are to be formed on top of the existing concrete areas, with no excavations. Therefore, permeable surfacing is not a feasible SuDS method for the development.
Swale / Bioretention area / Ponds	No	The new structures for the padel courts and facilities, and the new car park are to be formed on top of the existing concrete areas, with no excavations. Therefore, these are not a feasible SuDS method for the development.
Hardscape Storage	No	The new structures for the padel courts and facilities, and the new car park are to be formed on top of the existing concrete areas, with no excavations. Therefore, these are not a feasible SuDS method for the development.
Underground Storage	No	The surface water run-off from the Site will continue to discharge at the same rate, volume and discharge destination as the pre-development Site, as there will be no changes to the concrete slabs / hard-standing areas. Therefore, as the surface water run-off rates won't be restricted, there will be no requirements for underground attenuation.

6. Proposed Drainage Network

6.1. Surface Water Drainage Network

Car Park (North)

Surface water run-off from car park area to discharge to channel drains with sumps gullies, along edge of court and facility structure/ canopy. Surface water from channel drains to discharge to 150mm diameter surface water network, prior to discharge to existing outfall manhole / pipe and River Adur.

Court and Facilities Structure (North)

Surface water run-off from northern court and facilities structure / canopy areas to discharge through a rainwater harvesting tank, prior to discharge to a 150mm diameter surface water network, existing outfall manhole / pipe and the River Adur.

Court and Facilities Structure (South) and External Areas

Surface water run-off from southern court and facility structure / canopy area, areas to west of courts and areas to the south of courts are to freely to discharge over harbour wall and into the River Adur.

6.2. Surface Water Run-Off Rates and Volume

The structures / canopy over for the padel courts and facilities, and the new car park are to be formed on the existing hard-standing concrete areas of the Site. The topography of the existing hard-standing areas will remain the same, with the surface water continuing to discharge to the River Adur either through the existing outfall manhole and pipe, or over the harbour wall.

Therefore, as the hard-standing areas of the site are not changing, the surface water run-off rates / volume and discharge destination will not change. Subsequently the new padel court development will not increase flood risk to the River Adur.

7. Maintenance Requirements

7.1. Drainage Responsibilities

The management and maintenance of the surface water drainage networks within the Site will be by contractors appointed by the managers of the Padel Club

A copy of the drainage design layout / details and a drainage maintenance / management document will be handed to the managers of the Padel Club on completion of the build, where they will be made aware of the features within the Site, and responsibility to maintain the drainage features shown on said drawings and details.

7.2. Maintenance and Management

The maintenance and management of the drainage and SuDS features in the Site are to be carried out as follows:

Drainage Networks and Rainwater Harvesting Tank

Operation	Frequency
Inspect and identify any areas that are not operating correctly, if required, take remedial actions	Monthly for 3 months, then six monthlies
Debris removal from manholes (where may cause risk performance)	Monthly
Where rainfall into network from above, check surface or filter for blockage or silt, algae, or other matter by jetting	As required, but at least twice a year
Remove sediment from pipework by jetting.	Annually or as required
Repair/check all inlets, outlets, and overflow pipes	As required
Inspect/check all inlets, outlets, and overflow pipes to ensure that they are in good condition and operating as designed	Annually and after large storms

8. Surface Water Exceedance Event

In the event of an extreme storm event flooding of the drainage network could occur. Surface water flow paths will follow existing and proposed ground topography, where the water will continue to flow towards the south-west boundary and discharge to the River Adur.

The surface water will flow away from the proposed buildings and will not flow into neighbouring land or properties prior to discharge to the River Adur. Therefore, there will not be an increase in flood risk to any neighbouring properties in an extreme storm event.

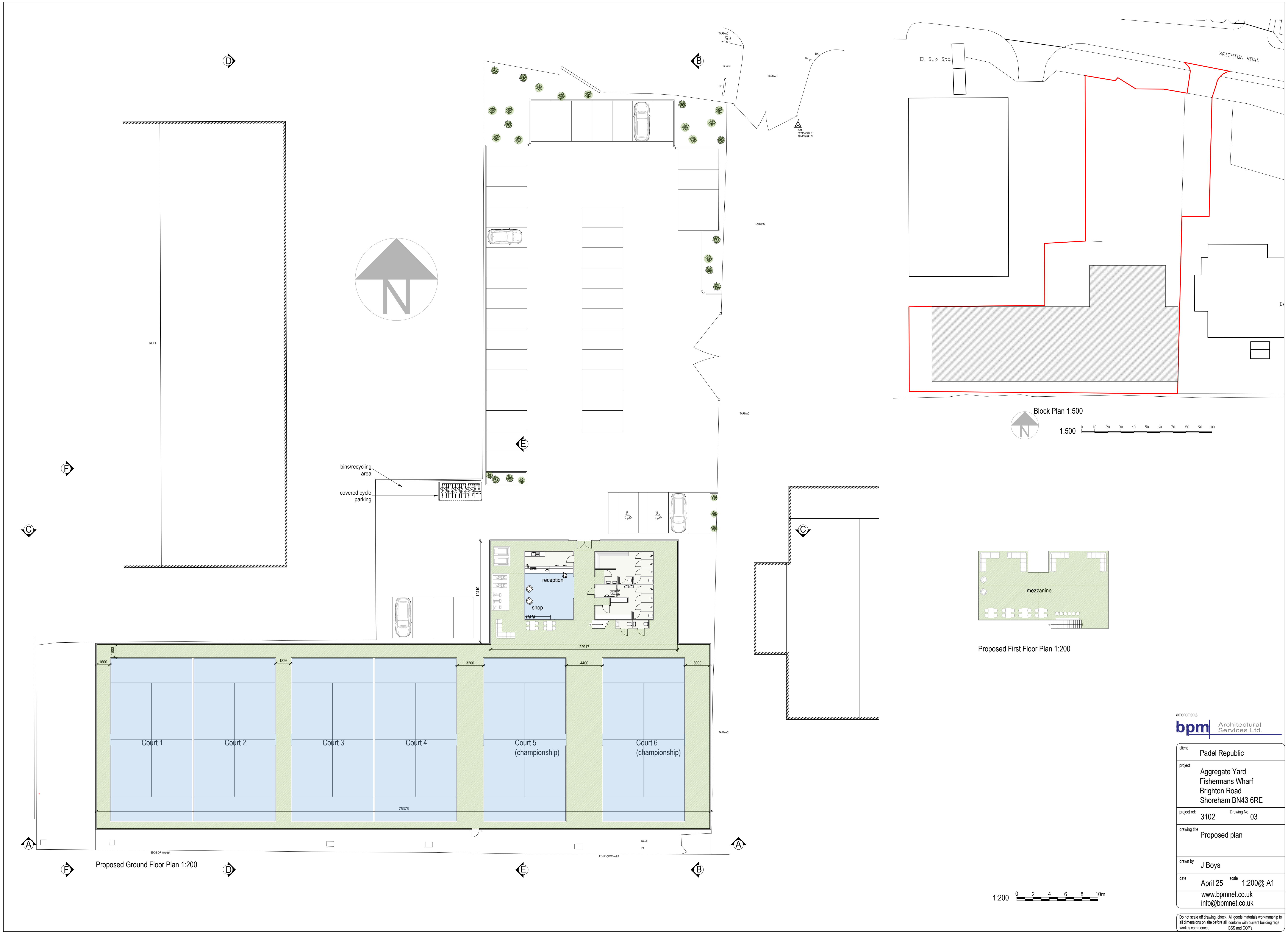
9. Water Quality

Surface water run-off from the Site, in a pre-development, state is from an existing concrete hard-standing areas throughout, with surface water freely discharging to the River Adur.

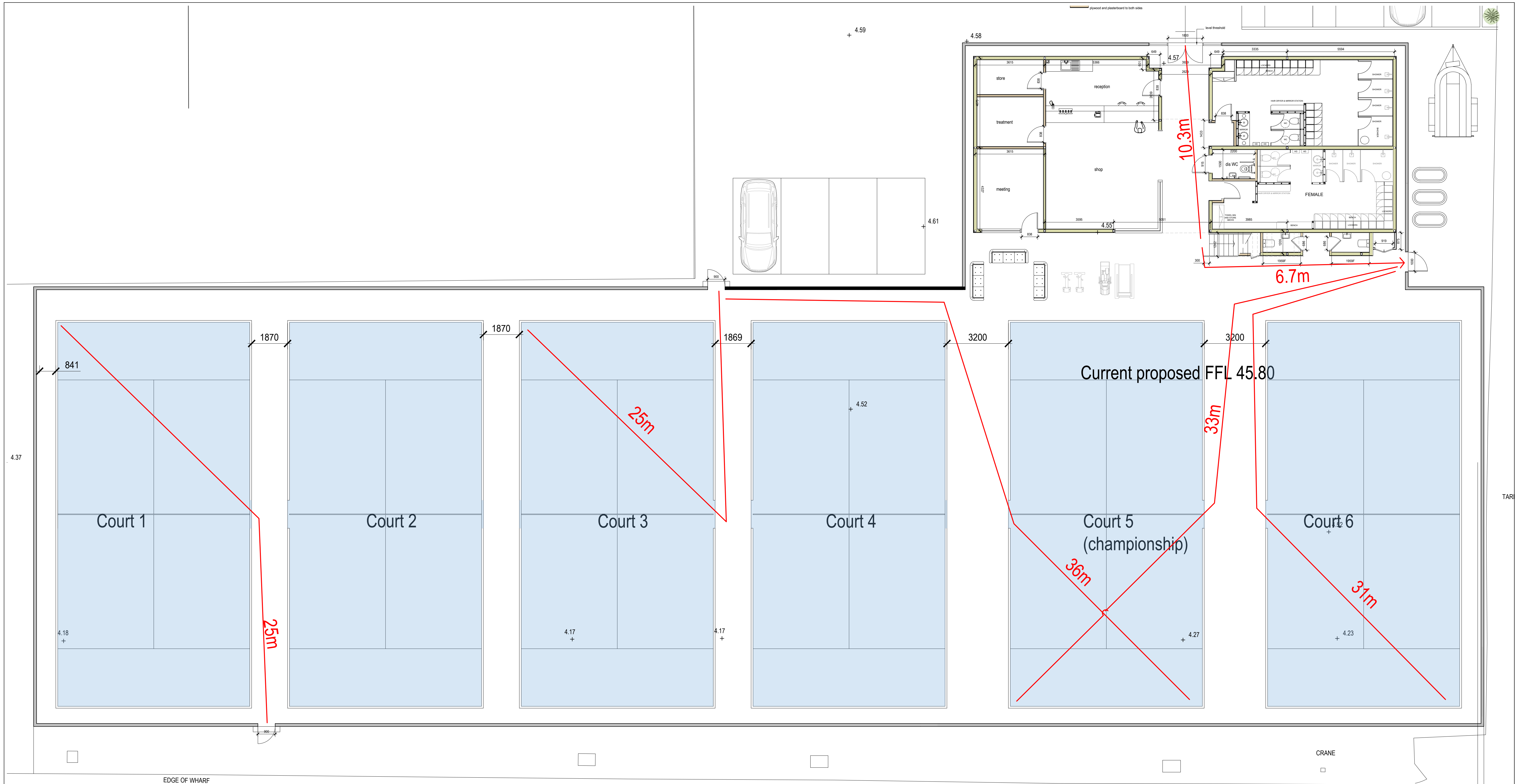
Surface water run-off from the Site in a post development state will discharge from the structure / canopy, which has lower pollutants, and through channel drains will sump gullies capturing the first 5mm of water.

Therefore, the water quality in a post development state will be an improvement from pre-development state.

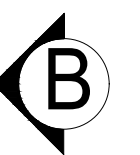
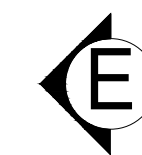
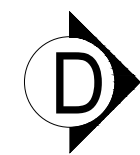
Appendix A - Proposed Site Plan



amendments	
client	Padel Republic
project	Aggregate Yard Fishermans Wharf Brighton Road Shoreham BN43 6RE
project ref.	3102 Drawing No. 03
drawing title	Proposed plan
drawn by	J Boys
date	April 25
scale	1:200@ A1
www.bpmnet.co.uk info@bpmnet.co.uk	
Do not scale off drawing, check all dimensions on site before all work is commenced	



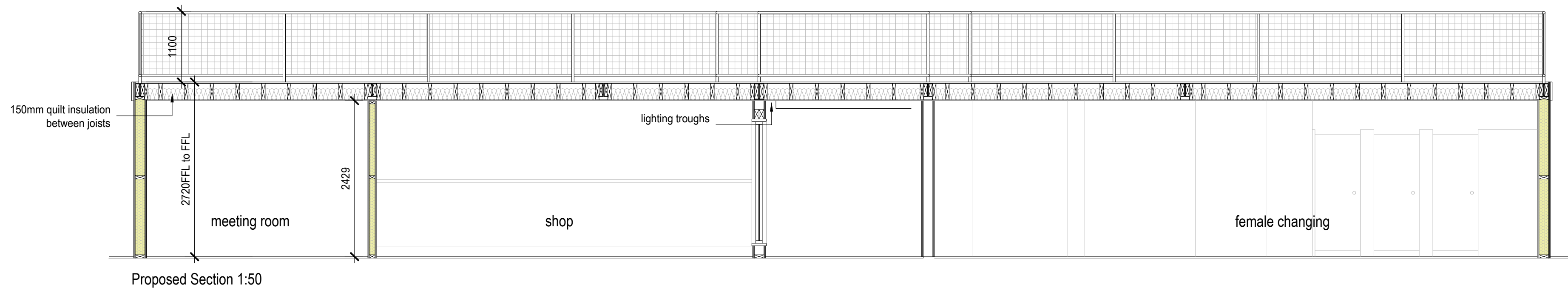
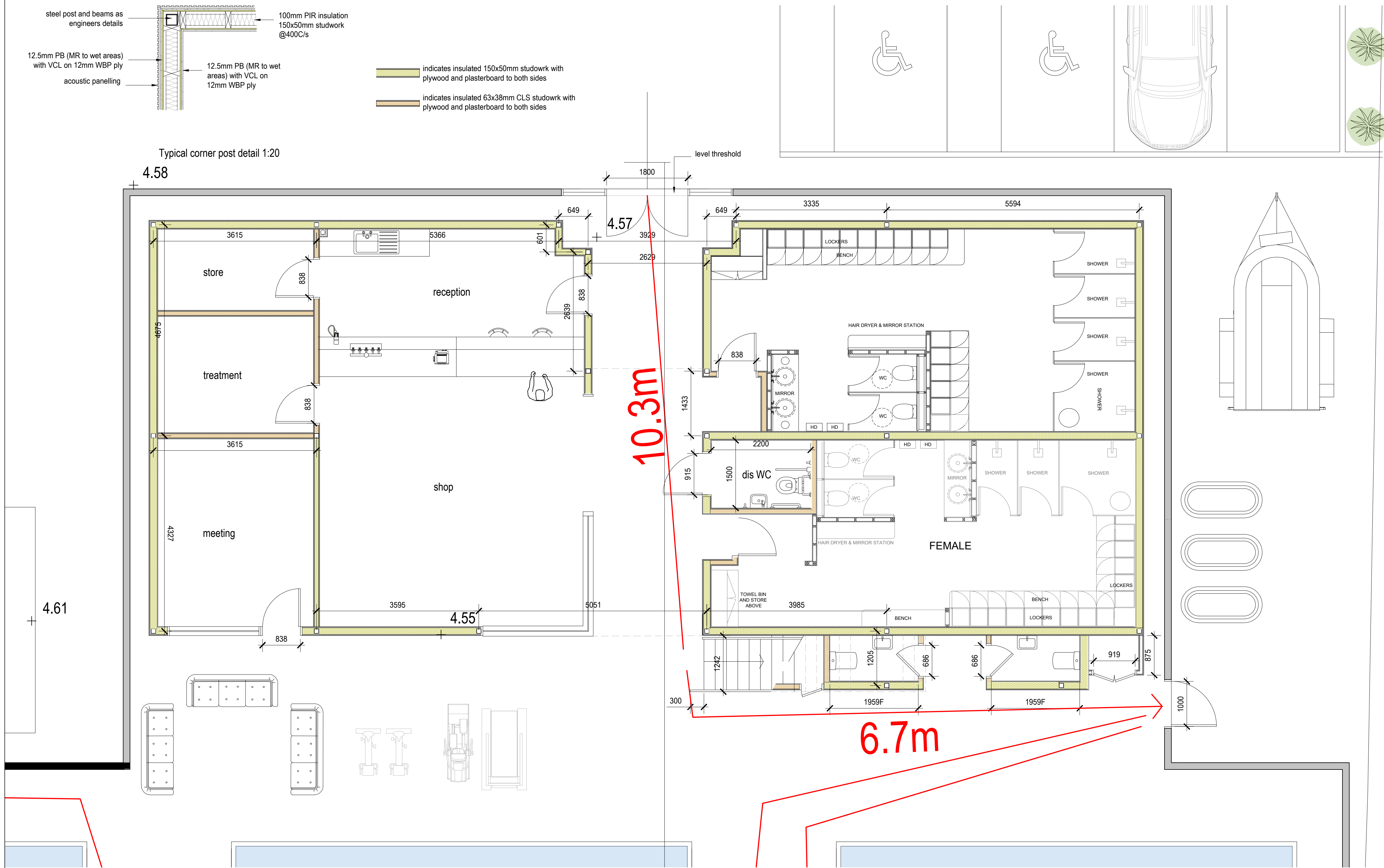
Proposed floor plan 1:100



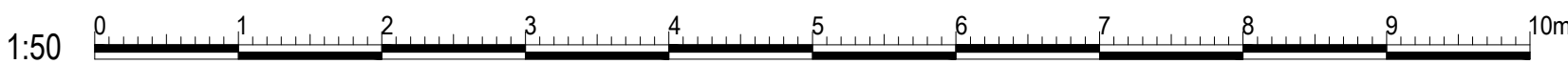
WORK IN PROGRESS

1:200 0 2 4 6 8 10m

amendments	
client	Padel Republic
project	Aggregate Yard Fishermans Wharf Brighton Road Shoreham BN43 6RE
project ref.	3102 Drawing No. BR02
drawing title	Proposed Floor Plan
drawn by	J Boys
date	Dec25 scale 1:100@ A1
	www.bpmnet.co.uk info@bpmnet.co.uk
Do not scale off drawing, check all dimensions on site before all work is commenced. All goods materials workmanship to conform with current building regs BSS and COP's	



WORK IN PROGRESS



amendments	
client	Padel Republic
project	Aggregate Yard Fishermans Wharf Brighton Road Shoreham BN43 6RE
project ref.	3102 Drawing No. BR03
drawing title	Proposed amenity area GF plan and section
drawn by	J Boys
date	April 25 scale 1:50@ A1
	www.bpmnet.co.uk info@bpmnet.co.uk
Do not scale off drawing, check all dimensions on site before all work is commenced. All goods materials workmanship to conform with current building regs BSS and COP's	

Appendix B - British Geological Survey Data

B.G.S.

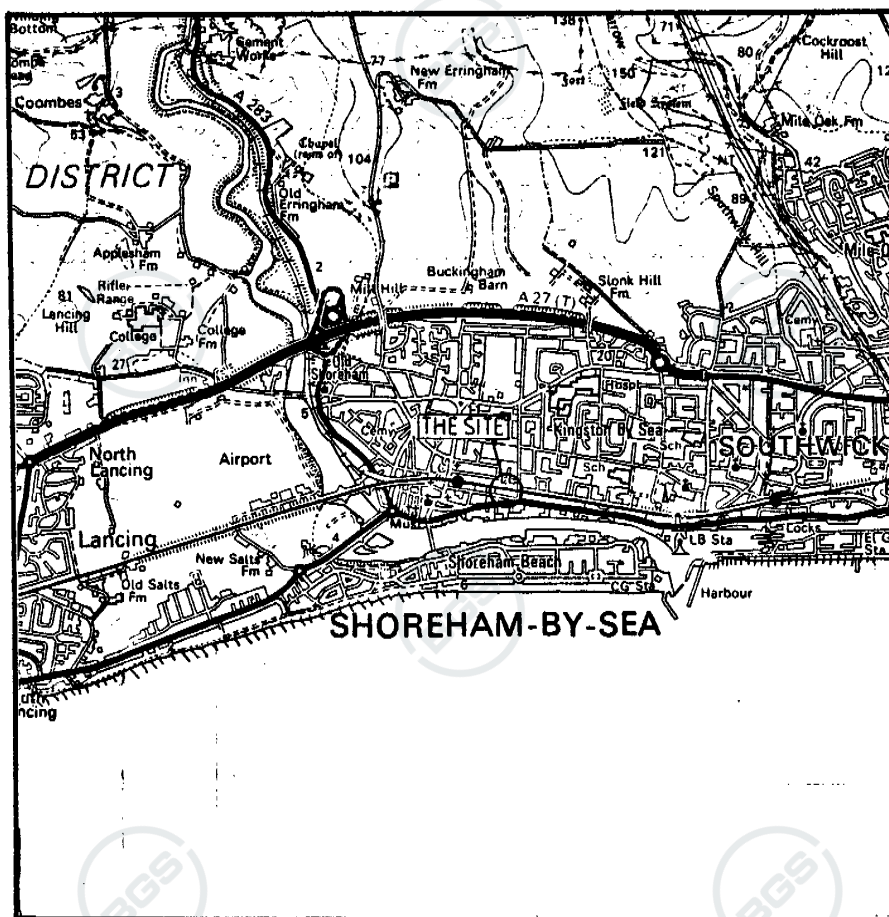
DATA SHEET

Project SHOREHAM

Project No. 86- 5299

TQ 20 NW 143.

0000 0523.



SITE LOCATION PLAN

SCALE 1:50,000

Brighton (318) Deck

⑤

geotechnics

BOREHOLE RECORD

TQ20NW 143

Project PROPOSED INDUSTRIAL DEVELOPMENT Client CITY GROVE LIMITED Borehole 1
Location EASTERN AVENUE, SHOREHAM Engineer A.WARD PARTNERSHIP Sheet 1 of 1
Project No. 86-5299

Sampling				Properties			Strata			
Depth	Sample Type	Depth of Casing	Depth to Water	Strength KN/m ²	W %	SPT N	Description	Depth	Legend	Level OD
G.L.-0.30	B						Nominal covering of TOPSOIL over dark grey clayey silty sand with much flint and brick gravel. MADE GROUND	G.L.		
0.30-0.75	JS					13		0.20		
0.80-1.25	JS	0.80			27	4	Very stiff white clayey silt chalk fill mixed with fine/medium flint gravel and soft to firm dark grey clayey sandy silt.	1.30		
1.25-1.60	B						MADE GROUND.	1.75		
1.60-1.95	U(37)	1.60		58	24			2.10		
1.95-2.05	B			70(HP)						
2.05-2.40	B									
2.40-2.75	U(33)	2.40		45	22		Firm dark greyish brown very silty clay with gravel sized brick and flint fragments.			
2.75-2.85	B			80(HP)			MADE GROUND.			
2.85-3.40	B									
3.40-3.85	U(33)	3.20	3.95				Firm orange brown very clayey SILT with small zones of black organic debris and gravel.	3.60		
3.85-4.30	JS	3.20				7	BRICK EARTH			
							Firm to stiff yellowish brown extremely closely fissured thinly poorly laminated very clayey SILT. Some organic debris.	5.00		
4.30-5.20	B						BRICK EARTH.			
5.20-5.65	JS	3.20				28		5.90		
5.65-6.00	B						Loose light brown very clayey silty sandy fine to medium sub-angular to angular flint and chalk GRAVEL			
6.00-6.45	JS	5.60				13	HEAD-COOMBE DEPOSIT.			
6.45-6.90	B		6.70							
6.90-7.35	JS	6.20				9	Firm to stiff light brown very sandy silty CLAY with abundant flint and chalk gravel. HEAD-COOMBE DEPOSIT.	7.70		
7.35-8.00	B									
8.00-8.45	JS	7.70				4	Stiff structureless white, slightly discoloured light brown, silty clay CHALK, no intact chalk. Some flint gravel.	8.45		
							CHALK GRADE V			
							Soft structureless white silty clay CHALK. Slightly discoloured.			
							CHALK GRADE VI.			
							END OF BOREHOLE			

Ground Water							Remarks	Boring	
Depth Struck	Depth of Casing	Depth after 20 mins	Depth Sealed	Date	am pm	Depth of Hole	Depth to Water	Plant	Crew
6.70m	5.80m	3.95m	N/S	27.1.86	p.m.	5.65m	Dry	Pilcon 1500	BG/PM
				28.1.86	a.m.	5.65m	Wet only	Type and Diameter	Depth
				28.1.86	p.m.	8.45m	3.95m	Cable Tool 150mm	8.45m
								Start Date	27.1.86
								Finish Date	28.1.86

Symbols and abbreviations are explained on the accompanying key.
All linear dimensions are in metres.

geotechnics



BOREHOLE RECORD

TQ 20 NW 143

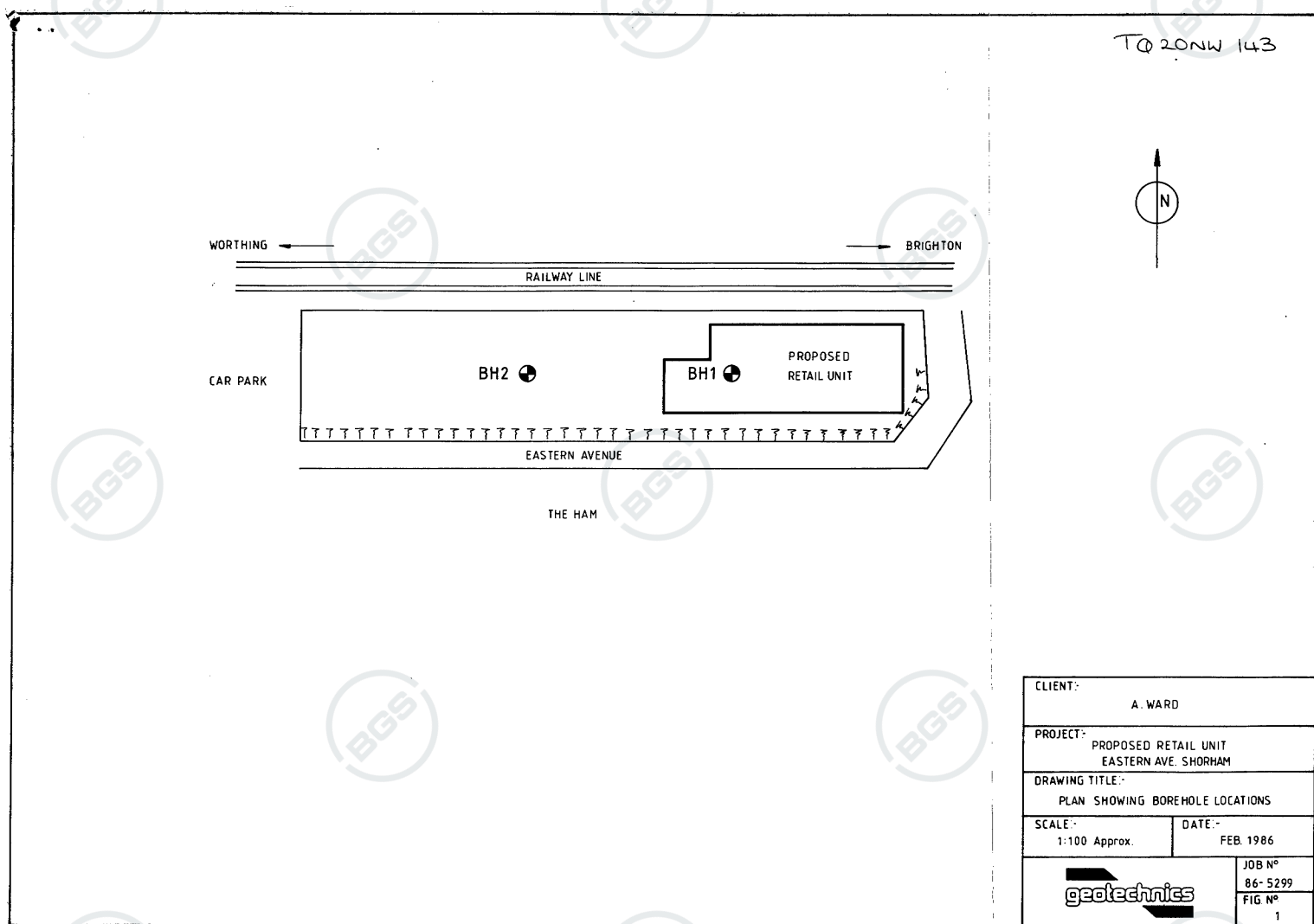
Project	PROPOSED INDUSTRIAL DEVELOPMENT	Client	CITY GROVE LIMITED	Borehole	2
Location	EASTERN AVENUE, SHOREHAM	Engineer	A.WARD PARTNERSHIP	Sheet 1 of	1
				Project No.	86-5299

Sampling				Properties			Strata		
Depth	Sample Type	Depth of Casing	Depth to Water	Strength KN/m ²	W %	SPT N	Description	Depth	Legend
G.L.-0.50	B						larmac over hardcore, mixed with clay fill. MADE GROUND	G.L.	
0.50-0.95	JS	0.50				8	Firm white clayey silt chalk fill mixed with soft grey brown silty clay and much flint gravel. MADE GROUND.	0.50	
0.95-1.40	BS					7		1.30	
1.50-1.85	U(18)	1.50		Cu=23 Qu=22	15		Soft to firm orange brown silty clay with much gravel. MADE GROUND.	1.60	
1.85-1.95	B								
1.95-2.30	B			140(HP)					
2.30-2.65	U(19)	2.30		23	23		Firm mottled greenish grey and orange brown silty clay with fine to medium gravel sized fragments of weak grey siltstone, and slag. MADE GROUND.	2.70	
2.65-2.75	B			60(HP)					
2.75-3.55	B		3.60						
3.60	W								
3.55-3.90	U(47)	3.00		90(HV) 30(HP)	25		Firm brown very silty CLAY. Some dark brown speckling from 3.00m. Abundant flint gravel from 3.80m, becoming soft from 4.00m. HEAD-COOMBE DEPOSIT.	4.80	
3.90-4.00	B								
4.00-4.50	B								
4.50-4.95	JS	3.00				22			
4.95-5.60	B						Firm to stiff light brown very sandy and silty CLAY with abundant fine to medium chalk gravel and fine to coarse flint gravel. HEAD-COOMBE DEPOSIT.	6.40	
5.60-5.95	U(59)	3.00							
5.95-6.05	B								
6.05-6.50	JS	3.00				17			
6.55-7.00	JS	3.00	6.90			25	Stiff discoloured creamy white clayey silt CHALK with frequent intact gravel sized lumps of hard white glauconitic CHALK. CHALK GRADE III.	8.00	
7.00-7.40	B								
7.40-7.85	JS	6.20				27			
7.85-8.15	J								
8.15-8.60	JS	7.70				11	Stiff white structureless CHALK contained occasional gravel sized fragments of intact chalk. CHALK GRADE V	9.60	
8.60-9.15									
9.15-9.60	JS	8.20				14			
							END OF BOREHOLE		

Ground Water							Remarks	Boring	
Depth Struck	Depth of Casing	Depth after 20 mins	Depth Sealed	Date	am pm	Depth of Hole	Depth to Water	Plant Crew	Depth
6.90m	6.00m	3.60m	N/S	28.1.86		5.60m	Dry	Pilcon 1500 BG/PM	
				29.1.86		9.00m	3.60m	Type and Diameter	
								Cable Tool 150mm.	9.60m
								Start Date	28.1.86
								Finish Date	29.1.86

Symbols and abbreviations are explained on the accompanying key.
All linear dimensions are in metres.

geotechnics





GROUND EXPLORATIONS LTD.

BOREHOLE NO. 10

TQ 20NW/39
22230512

Contract Name THE HAM, SHOREHAM.

Report No. 4746/PT.

Client West Sussex County Council,

Site Address

Address The County Hall,

The Ham,

Chichester,

Shoreham,

Sussex.

Sussex.

Standing Water Level 4.12 m.

Method of Boring Shell/pawer.

Water Struck 8.53 m.

Diameter 15.24 cm.

Ground Level 5.75 m. O.D.

Start 13.8.69. Finish 15.8.69.

Remarks

JARS			CORES		BULK	
m.		m.	m.	m.	m.	m.
6644 0.61	6659 water		6645 1.07		6648 3.66	
6646 2.31			6647 2.59			
6649 4.42			6650 5.18			
6651 6.10						
6652 7.62						
6653 9.14						
6654 10.67						
6655 12.19						
6656 13.72						
6657 15.24						
6658 16.76						
Description					Thickness	Depth
Made ground (topsoil)					0.31	0.31
Made ground (chalk, flints and topsoil)					0.60	0.91
Stiff brown silty clay with occasional flints and organic matter					2.14	3.05
Firm brown clay with chalk nodules and flints					3.66	6.71
White matrix of putty chalk with pieces of Medium hard rock chalk,) Hard					3.96	10.67
					6.33	17.00
TOTALS					17.00	17.00

Notes 1. Descriptions are in accordance with B.S. Code of Practice C.P. 2001

Clients are requested to compare with samples submitted.

2. Core samples are nominally 10cms. diameter and 45cms. long.



TQ 20NW 186

Terresearch

Contract: Ropetackle P.S.				2219 0532		Borehole No. 3	
Client: Southern Projects Limited						Sheet No. 1 Of 1. Depth 0 to 10 metres.	
Equipment and Methods Light Cable Percussion Boring 150mm diameter				Ground Level : m.O.D.		Job Number : S91/174	
Orientation : Vertical				Coordinates :		Location :	
						Dates : 24/10/91	
Daily Prog.	Water Levels	Remarks	In Situ Tests	Samples Taken	Depth (Thick)	Reduced Level	Description
				B 46	0.00		TOPSOIL
					0.30		MADE GROUND (Clayey topsoil with brick traces)
					(0.90)		
				U 47	1.20		Stiff brown silty CLAY with flints
					(0.50)		
				J 48	1.70		Stiff light brown silty CLAY with flints and fine to coarse chalk gravel
				J 49	(0.80)		
				U 50			
					2.50		Firm to stiff light brown laminated very silty CLAY
				J 51	2.75		
			S 11	J 52	(0.65)		Firm very light brown discoloured putty CHALK with occasional flints and fine to coarse gravel size chalk fragments
				J 53	3.40		
							Soft off white putty CHALK with fine to coarse gravel and cobble size subangular very weak chalk fragments, some flints and occasional veins of brown and greenish brown clay 1-2mm wide
				J 54			
				U 55			
				J 56	(2.75)		
				J 57			
			S 12	J 58			
					6.15		
							End of Borehole
Operator GW		General Remarks:					Appendix 1
Scale 10m/sheet							Sheet No. 6



Appendix C - Southern Water Sewer Plan



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Data updated: 19/12/25

Scale: 1:1250

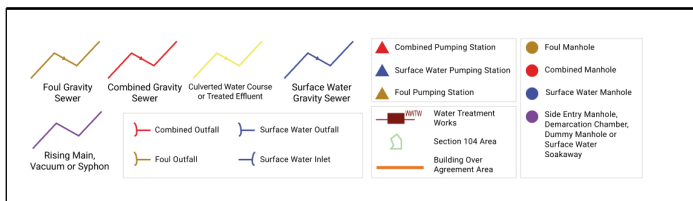
Map Centre: 522407,105058

Date: 15/01/26

Our Ref: 1996338 - 1

Wastewater Plan A4

Powered by digdat



mark@flo-consult.co.uk

PC Shoreham



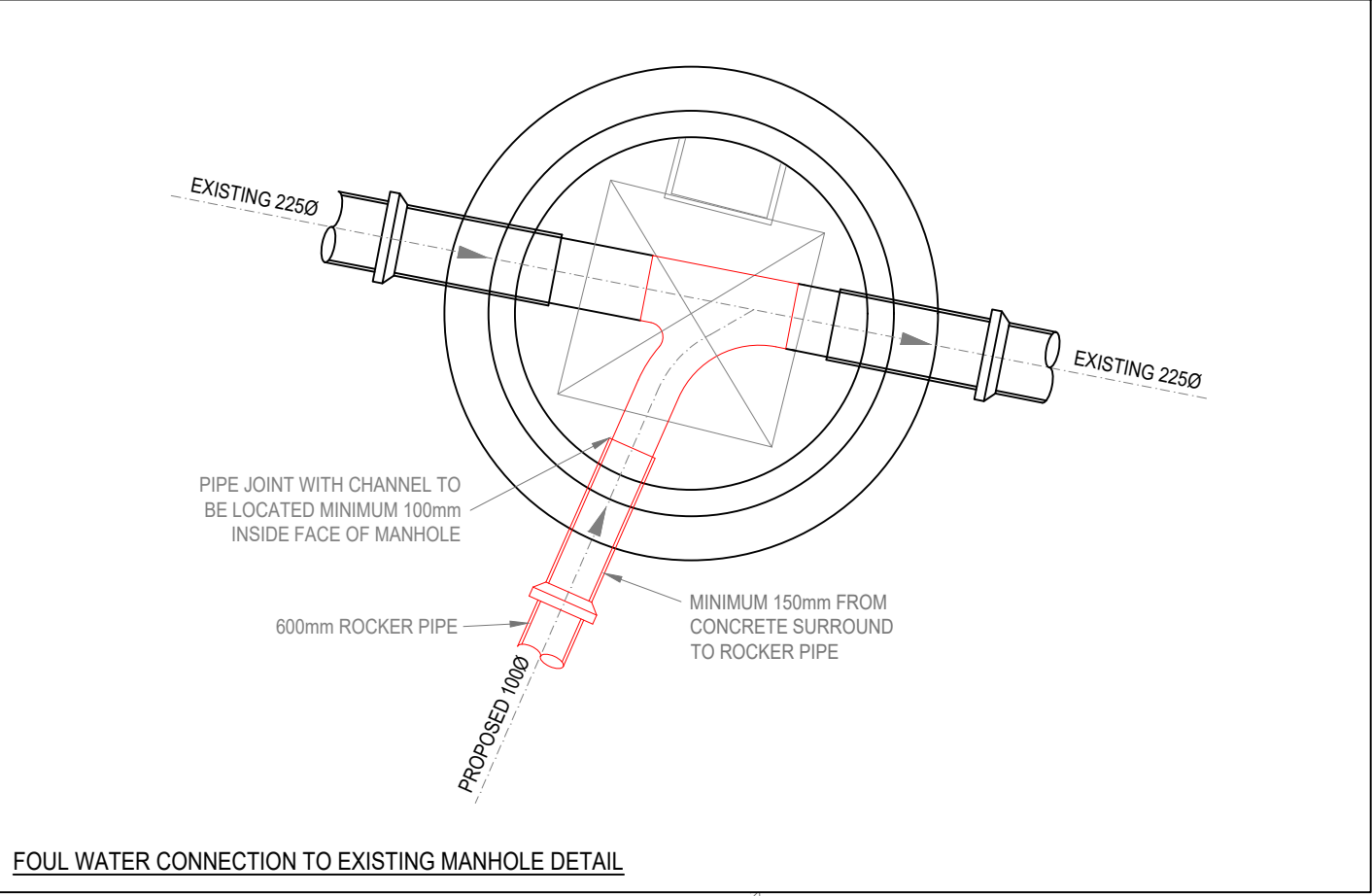
The positions of pipes shown on this plan are believed to be correct, but Southern Water Services Ltd accept no responsibility in the event of inaccuracy. The actual positions should be determined on site. This plan is produced by Southern Water Services Ltd (c) Crown copyright and database rights 2026 Ordnance Survey AC0000808122. This map is to be used for the purposes of viewing the location of Southern Water plant only. Any other uses of the map data or further copies is not permitted.

WARNING: BAC pipes are constructed of Bonded Asbestos Cement.

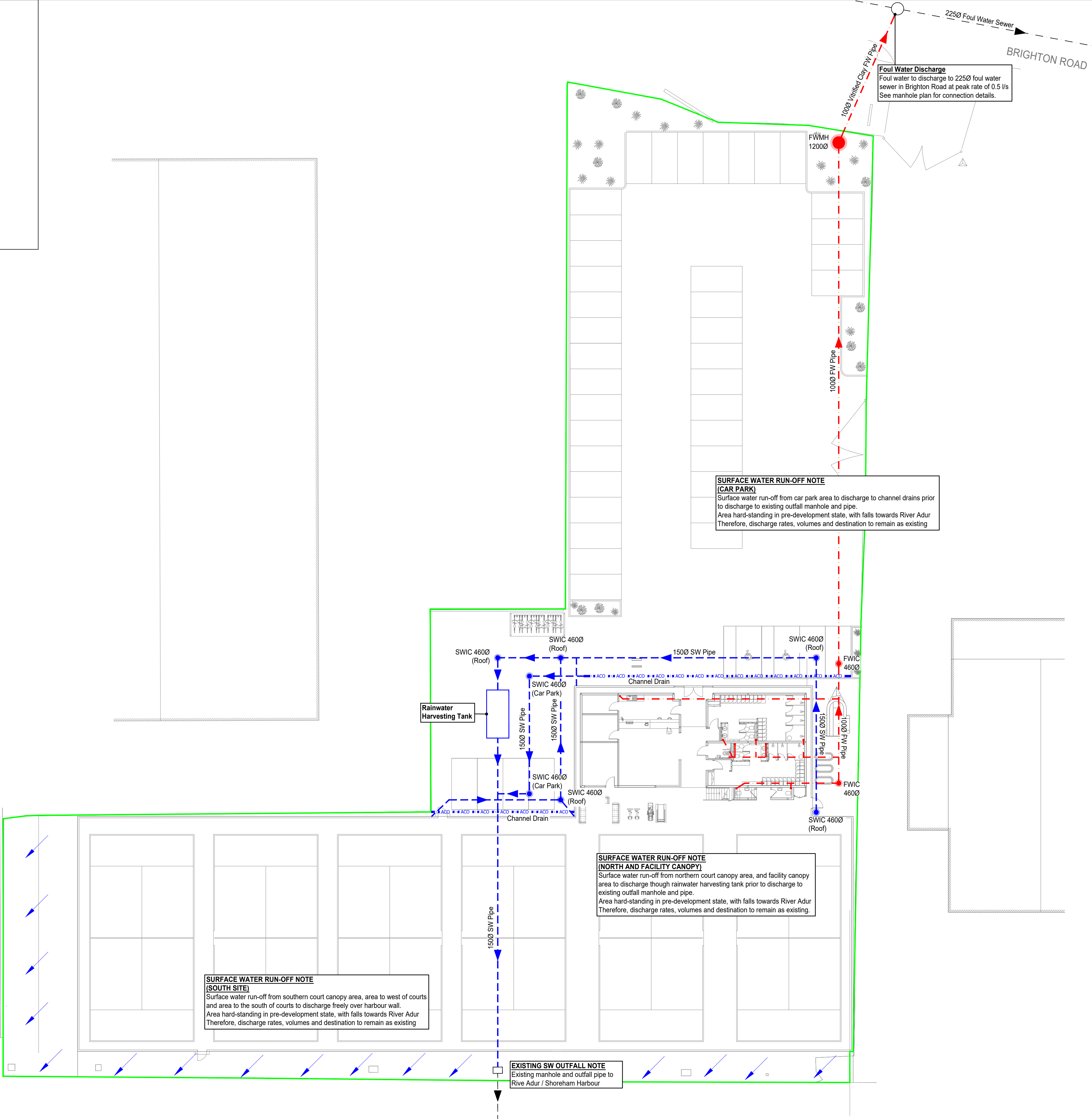
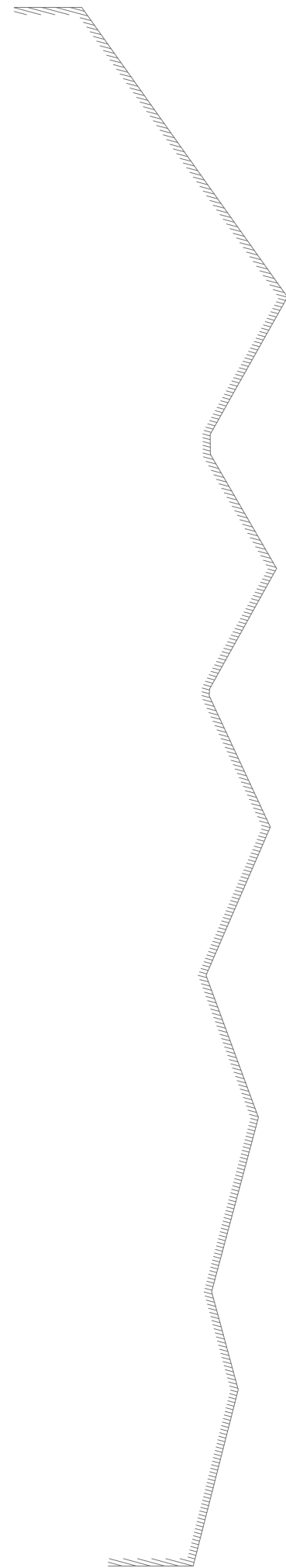
WARNING: Unknown (UNK) materials may include Bonded Asbestos Cement.

[illegible]

Appendix D - Below Ground Drainage Layout and Details



FOUL WATER CONNECTION TO EXISTING MANHOLE DETAIL



Exceedance Event Note

In the event of an extreme storm event flooding of the drainage network could occur.

Surface water flow paths will follow existing and proposed ground topography, where the water will flow towards the south-west boundary and discharge to the River Adur.

The surface water will flow away from the proposed buildings and will not flow into neighbouring land or properties prior to discharge to the River Adur.

Therefore, there will not be an increase in flood risk to any neighbouring properties in an extreme storm event.

Drainage Key

- Proposed Surface Water Drainage
- Proposed Foul Water Drainage
- Existing Surface Water Drainage
- Existing Foul Water Sewer
- Surface Water Flow Routes
- Development Boundary

P2	DRAINAGE NETWORKS AMENDED	MDS	NC	11.02.26
P1	ISSUED FOR APPROVAL	MDS	NC	29.01.26
Rev	Description	Drm	Chk	Date

Client
PADEL REPUBLIC

Project
PADEL REPUBLIC
BRIGHTON ROAD, SHOREHAM

Drawing
BELOW GROUND
DRAINAGE LAYOUT

Scale	Date	Drawn by	Checked
1:200@A1	29.01.26	MDS	NC

Status
APPROVAL

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Job No.	Drng. No.	Rev
1185	DR-101	P1