



Jo Morin
Adur & Worthing Councils
Portland House,
Richmond Road,
Worthing,
BN11 1LF

17 March 2026

Dear Jo,

RE: AWDM/1549/25 - 26 Ilex Way Worthing West Sussex BN12 4UY.

Thank you for your consultation on the above site. We have reviewed the application as the drainage consultant acting on behalf of the Council and wish to make the following comments.

The applicant is applying for approval of details reserved by Conditions 1 and 3-17 (incl) of approved application AWDM/0863/25. The application is to Worthing Borough Council.

Following a review of the updated information, we are happy to provide consultation comments on Conditions 12 and 13 due to their relation to flood risk and drainage. Since our response dated 26th February 2026, we acknowledge the receipt of a Storm Management Document (Ref: V2 and V3, dated 27th February 2026) specifying the recommended size for the soakaway unit. However, calculations have not been provided, as required in the wording of Condition 12, to evidence the proposed drainage for the site has been sized correctly and will not increase floodrisk elsewhere. The applicant should provide evidence of the following as stated in the wording of Condition 12:

- Drainage “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, the 1% AEP (1 in 100 year) and the 1% AEP (1 in 100) plus climate change critical storms” using the FEH methodology, a 45% allowance for climate change, a CV value of 1, and an exclusion of base infiltration.

In addition, the applicant has only provided information for the maintenance and management of the permeable paving and not details for the whole surface water drainage system, as required for Condition 13.

Therefore, **we would recommend Conditions 12 and 13 are not approved** until updated information is received that addresses the above points.

**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.

Yours sincerely

Sustainable Water Management Officer