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Date 14 May 2026

Planning Reference: **AWDM/1127/25**
Site Address: **Land South Of West Street And West Of Loose Lane Sompting West Sussex**
Planning Description: **Approval of Details Reserved by Condition 14 (Surface Water Drainage) of application AWDM/0323/19.**

Dear Peter,

Thank you for your consultation on the above site. For this consultation, we have reviewed the following documents submitted:

- Surface Water Drainage Verification Report, prepared by Spoormaler & Partners, dated 04 May 2026, Rev: B

The LLFA have reviewed the documents submitted in relation to Condition 14, as it relates to drainage. For reference, Condition 14 is worded as follows:

Immediately following implementation of the approved surface water drainage system and prior to occupation of the development, the developer/applicant shall provide the local planning authority with as-built drawings covering each dwelling associated with the implemented scheme together with a completion report prepared by an independent engineer that confirms that the scheme was built in accordance with the approved drawing/s and is fit for purpose. The completion report should clearly identify the individual plot numbers to which the details relate in order to allow these plots to be occupied, whilst other dwellings within the same phase are still under construction. The scheme shall thereafter be maintained in perpetuity.

***Reason:** To avoid the risk of localised flooding and in the interests of sustainable development having regard to the National Planning Policy Framework and policy 36 of the Adur Local Plan.*

We are pleased to see that the applicant has provided a Verification Report for Phase 1 of the development that meets the requirements of condition 14 of

application AWDM/0323/19 and we are therefore able to **recommend that condition 14 is partially discharged for Phase 1 of the development.**

Yours sincerely,

Flood Risk Management Team
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