



Rebekah Hincke
Adur & Worthing Councils
Portland House,
Richmond Road,
Worthing,
BN11 1LF

26 June 2026

Dear Rebekah,

RE: AWD/0673/26 - Roots Cocktail Bar 42 Marine Parade Worthing West Sussex.

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 change of use of the ground floor from commercial (Class E) to 2x residential units (Class C3) with bin storage. The application is to Worthing Borough Council.

Following a review of the submitted information, we have no objection on surface water grounds. We note the proposed site is at risk of flooding up to 300mm in the 1 in 100-year plus climate change event; however, we accept that this is likely to only affect the basement of the property which is not included in the proposed change of use. Therefore, due to the size, site, location and type of development, **we would recommend the approval of the application** with the following informatives:

Informative 1: We have identified the site is within a flood risk area, therefore the applicant should consider creating a Flood Risk Emergency Plan in case of the event of a flood. The Flood Risk Emergency Plan should be created in line with 'Flood risk emergency plans for new development' as produced by ADEPT and EA and consider coastal and surface water flooding.

Informative 2: We have identified the site is within a flood risk area, therefore the proposal should be carried out in accordance with the flood resistance and resilience measures detailed in the provided Flood Risk Assessment (prepared by FRE | Ref: FRE-MARI-2026 | Rev: 1.6 | dated May 2026).

Yours sincerely

Sustainable Water Management Officer

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