ama
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Date: July 2016

PROPOSED DWELLING - AWDM/1784/15

Land at rear of 21 Kingston Lane, Southwick

DISCHARGE OF CONDITIONS

Condition 3.

Details of surface water - soakaway design

See attached plan for location of soakaways. Rainwater to 100mm half round PVC gutter laid to falls to the 65mm downpipes as shown to discharge to new soakaways. New soakaways min. 5m away from any building. Drain to be 100 dia UPVC laid to min. fall of 1 in 40, bedded and surrounded in pea beach.
The new soakaway shall be designed to have a storage capacity for a 1 in 10 year storm and will depend on the soil permeability and the surface area of the roof that needs to be drained. Rainfall intensity for drainage design should be on average 0.021 litres/second/m^2. The following guidance should be used for draining an area of roof:-

- Aquacell crates – 60m^2 of roof per 1m^3 soakaway

The total roof area will be 164m^2 or 82m^2 each side. The soakaway at the front will also need to drain the parking area which has area of 78m^2. Therefore the following volume of crates will be required:

Front	-	160m^2 =	3m^3
Rear	-	82m^2 =	1.5m^3, increase to 3m^3 to include parking area.

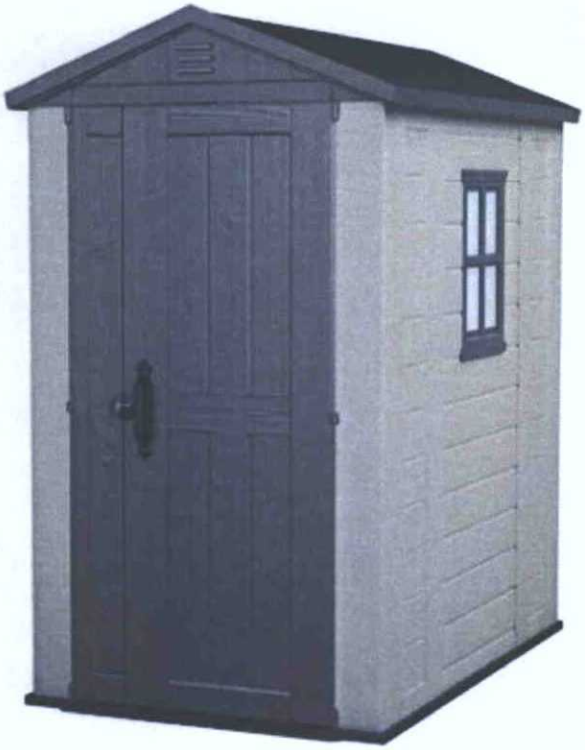
Condition 4.

Details of cycle parking

See attached site plan for location of shed / cycle store in rear garden.

ADUR & WORTHING
PLANNING SERVICES

PLAN	AWDM/1784/15
DATE VALID	18 JUL 2016



Condition 5.

Temporary parking whilst building / site set up
See attached drawing 02 for site set up

Condition 6.

Turning of vehicles
See attached drawing 01 for details of turning circle.

Condition 7.

Details of trees on boundary
See attached drawing 01.

- Chanticleer tree (Pyrus calleyrana)
- Rowan tree (Sorbus aucuparia)
- Apple tree (*Malus domestica*)

Note: These trees are chosen due to roots not having an impact on the new foundations.

Condition 8.

Schedule of materials - bricks, tiles, windows, doors
The client will deliver samples of the bricks and roof tiles.

Windows and doors to be grey UPVC by Platinum NRG. Please see the following link for details. http://www.platinumnrg.co.uk/grey-pvcu-windows/

Condition 10.

Floor levels

Datum level at edge of entrance driveway	= 0.00m
Ground floor level	= 0.25m
First floor level	= 2.9m

Condition 14.

Details of bin stores - recycling and refuse

See attached drawing 01 for location. Bin store to be timber construction and to be able to store Council refuse and recycling bins.