

PROJECT : Spring Business Park, Havant
PROJECT NO : 9641
CLIENT : Kingsbridge Estates

PLANNING CONDITION APPROVAL SUBMISSION

Planning Application No: APP/19/00660

Planning Condition No. 3

Condition:

No development hereby permitted shall commence until plans and particulars specifying the layout, depth and capacity of all foul and surface water drains and sewers proposed to serve the same, and details of any other proposed ancillary drainage works/plant (e.g. pumping stations) have been submitted to and approved in writing by the Local Planning Authority. Unless agreed otherwise in writing by the Local Planning Authority, the development hereby permitted shall not be brought into use prior to the completion of the implementation of all such drainage provision in full accordance with such plans and particulars as are thus approved by the Local Planning Authority in consultation with Southern Water. Reason: To safeguard the amenities of the locality and ensure that all such drainage provision is constructed to an appropriate standard and quality and having due regard to policies and proposals CS16 and DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

Submission	Date	Author	Details
01	24.10.19	T.A.	First Issue

Response:

A detailed drainage strategy has been produced for both the proposed foul and the surface drainage networks within the development. This drainage strategy has been based on and is in accordance with the planning approved Flood Risk Assessment – ref. 9641-PTA-ZZ-XX-SP-C-9101 Rev P3. The proposed drainage layout has been attached as part of this submission, pipe sizes and gradients are shown on the drawing along with cover and invert levels of the manholes. Along with the proposed drainage layout, drawings of the drainage construction details and manhole schedules have been included as part of this submission.

The proposed drainage scheme has been modelled in Microdrainage for storms up to and including the design storm of a 1:100 year return period with a 40% additional allowance for climate change. The surface water network has been designed to accommodate this design storm without surface flooding. Microdrainage calcs, and a drawing with Microdrainage pipe number references have been attached as part of this submission.

Supporting Information Submitted:

1. PTA Drawings

- 9641-PTA-ZZ-XX-DR-C-8101_REV_P06 – Proposed Drainage Layout
- 9641-PTA-ZZ-XX-DR-C-8102_REV_P01 – Microdrainage Pipe Reference Layout
- 9641-PTA-ZZ-XX-DR-C-8131_REV_P02 – Drainage Construction Details Sheet 1 of 2
- 9641-PTA-ZZ-XX-DR-C-8132_REV_P01 – Drainage Construction Details Sheet 2 of 2
- 9641-PTA-ZZ-XX-SH-C-8150_REV_P04 – Manhole Schedules

2. PTA Microdrainage Calcs