



*Economy, Transport and Environment Department
Elizabeth II Court West, The Castle
Winchester, Hampshire SO23 8UD*

Tel: 0300 555 1375 (General Enquiries)
0300 555 1388 (Roads and Transport)
0300 555 1389 (Recycling Waste & Planning)
Textphone 0300 555 1390
Fax 01962 847055
www.hants.gov.uk

<i>Enquiries to</i>	Vicki Westall	<i>My reference</i>	SWM/2018/0716
<i>Direct Line</i>	01962 846730	<i>Your reference</i>	APP/13/00804
<i>Date</i>	27 February 2019	<i>Email</i>	SWM.consultee@hants.gov.uk

Dear Sir/Madam,

Development of 288 residential units comprising 9 x one bedroom, 110 x two bedroom, 124 x three bedroom and 45 x four bedroom, retention of existing farmhouse, new access road from Eagle Avenue, internal access roads, associated car parking, open space and landscaping and including works to trees under TPO 1931 (Approved 5 May 2015). Request to discharge condition 26 and partially discharge condition 5 (3.1.17). Request to Discharge Condition No.s 2, 3, 6 and 8 (21.02.17). Request to partially discharge condition 19 (28.2.17). Request to discharge condition No. 2 (24.08.17). Request to Discharge Condition Nos. 2 and 5 (21.02.18). Request to discharge conditions 3, 4, 6, 7, 8, 9, 10, 11, 12, 14, 15, 16, 17, 18, 19, 25, 29, 30, 31 and 33 (3.04.18). at Woodcroft Farm Development Site, Woodcroft Lane, Waterlooville

Thank you for consulting us on the above planning application. Hampshire County Council as Lead Local Flood Authority has provided comments in relation to the above application as our statutory consultee role in relation to surface water drainage for major development.

Surface Water Drainage

We have reviewed the following information in relation to the planning application:

- Phase 1A – Drainage Condition Note dated Feb 2019
- Maintenance Strategy

*Director of Economy, Transport and Environment
Stuart Jarvis BSc DipTP FCIHT MRTPI*

We previously requested:

- Water Quality must be assessed in accordance with the Ciria SuDS Manual with evidence provided to demonstrate compliance.
- A plan showing exceedance flows is required detailing where water would flow and pond in the event of storms exceeding design criteria or blockages and;
- Maintenance regimes still have to be provided regardless of who will undertake the maintenance. If discussions are underway with Severn Trent then they should be able to provide typical maintenance regimes for the different types of drainage features.

The above documentation provides sufficient details to address our comments although this is solely in relation to Phase 2A (Residential Phase 1A). It is understood that further information will be submitted in due course for Phase 2B (Residential Phase 1B)

The proposals for surface water drainage meet the current standards/best practice in relation to surface water drainage.

Please see below for further general guidance for the application

It is important to ensure that the long-term maintenance and responsibility for Sustainable Drainage Systems is agreed between the Local Planning Authority and the applicant before planning permission is granted. This should involve discussions with those adopting and/or maintaining the proposed systems, which could include the Highway Authority, Planning Authority, Parish Councils, Water Companies and private management companies.

For SuDS systems to be adopted by Hampshire Highways it is recommended that you visit the website at:

<https://www.hants.gov.uk/transport/developers/constructionstandards> for guidance on which drainage features would be suitable for adoption.

Where the proposals are connecting to an existing drainage system it is likely that the authorities responsible for maintaining those systems will have their own design requirements. These requirements will need to be reviewed and agreed as part of any surface water drainage scheme.

This response has been provided using the best knowledge and information submitted as part of the planning application at the time of responding and is reliant on the accuracy of that information.

Kind Regards

The Flood and Water Management Team
EII Court West, 1st Floor
Winchester
Hampshire

SO23 8UJ

T: 01962 846730

E: swm.consultee@hants.gov.uk