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Enquiries to	FWM Team	My reference	SWM/2016/0777
Direct Line		Your reference	APP/16/00379
Date	18 April 2017	Email	SWM.consultee@hants.gov.uk

Dear Sir/Madam,

Erection of 11 No. 3 bedroom houses, 2 No. 2 bedroom houses and 5 No.2 bedroom flats. at Land South of, Ranelagh Road, Havant

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 developments

Surface Water Drainage

We are providing this information for advice only as we did not previously comment or request the condition. It is not within our role to discharge planning conditions that we have not requested. The previous information in 2014 had been agreed within the Environment Agency as part of the planning application. The applicant has stated that some of the properties have already been built on site and therefore further testing is not achievable.

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

- DC 4 - Drainage Layout
- DC 4 - External Works - 14-2260-600 C7
- DC 4 - Site Sections 1 Of 2 -14-2260-601 C4
- DC 4 - Site Sections 2 Of 2 -14-2260-602 C3
- DC 4 - Impermeable Areas -14-2260-902 C1
- DC 4 - BREEAM Sur 1 Calculations
- DC 4 - Written Calculations

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

- DC 4 - Fra Dated September 2016
- DC 4 - Letter To LLFA
- DC 4 - Permeable Areas - Pre Development Plans
- DC 4 - Phase 2 Ground Investigation Extract
- DC 4 - Surface Water Drainage Calculations

Further to our previous correspondence, infiltration test results have been provided to substantiate the calculations however we request that testing is undertaken to BRE365 which requires 3 tests to be undertaken in succession. Unfortunately, in this instance only a single test has been undertaken and as such, is not compliant with BRE365.

Although the proposals for the surface water drainage do not meet current standards in terms of the full BRE 365 testing, the test results that have been provided show that the infiltration drainage should function appropriately.

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.

Please note that the mechanism for securing long-term maintenance will need to be considered and agreed between the applicant and the Local Planning Authority. This may 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.

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

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