



Hampshire County Council

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<i>Date</i>	24 January 2022	<i>Email</i>	SWM.consultee@hants.gov.uk

Dear Sir/Madam,

Reserved Matters Application for development within Berewood Phase 3b comprising 122 dwellings in total (20 of which are located within the Borough of Havant) associated amenity space, access, garages, parking, internal road, pathways and associated landscaping (matters of layout, appearance, access, landscape and scale) pursuant to application ref: APP/10/00828. Discharge of conditions 3, 6, (ii) a, b, d, e, f, h, i, j, k, l, m, n, 7, 11, 16 and 18 at Phase 3B West of Waterlooville MDA, Land adjacent to and north of the Allotments, Forest End, Waterlooville.

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

In order to assist applicants in providing the correct information to their Local Planning Authority for planning permission, Hampshire County Council has set out the information it requires to provide a substantive response at <https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/planning>

The County Council has reviewed the following documents relating to the above application:

- SUDS DESIGN DOCUMENT; REF: GTWVILLE_3B_DOC_DR_01; Issue 02; dated: 9th March 2020.
- DRAINAGE LAYOUT; ref: 25418-MBL-XX-00-DR-D-0110-P1; dated: OCTOBER 2021.
- PROPOSED SuDS PONDS LOCATIONS; ref: GTWVILLE_P3B/SK/03/B; dated: DECEMBER 2019.

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

- SUDS POND A CROSS SECTIONS DETAILS; ref: GTWVILLE3B/DR/01/B; dated: AUGUST 2020.
- SUDS POND B CROSS SECTIONS DETAILS; ref: GTWVILLE3B/DR/02/A; dated: AUGUST 2020.
- PHASE 3B - HYDRAULIC CALCULATIONS; dated: 12/01/2022.
- Phase 3b & 8 Ground Investigation Report; ref: 2018Dec_BER1808G_GI; dated:20/12/18.

Following our formal response to this planning application dated: 22nd December 2021, we received additional information on the 18th January 2022 including the requested detailed hydraulic calculations for all rainfall events.

The information submitted by the applicant in support of this planning application indicates that surface water runoff from the application site will be managed through two attenuation ponds and the drainage strategy for phase 1. Additionally, surface water will be discharged into the local watercourses at a discharge rate of 5.06l/s/ha. This is acceptable in principle since it was proposed and agreed with the outline planning permission APP/10/00828.

The additional information has addressed our concerns regarding surface water management and local flood risk. Therefore, the County Council as the Lead Local Flood Authority has **no objection** to the proposals subject to the following planning condition:

1. The drainage system shall be constructed in accordance with the SuDS Design Document; ref: GTWVILLEP_3B_DOC_DR_01. Surface water discharge to the watercourse shall be limited to 5.06l/s/ha. Any changes to the approved documentation must be submitted to and approved in writing by Local Planning Authority and Lead Local Flood Authority.
Any revised details submitted for approval must include a technical summary highlighting any changes, updated detailed drainage drawings and detailed drainage calculations.

Additionally, the County Council as the Lead Local Flood Authority would have **no objection** for the drainage/flood risk planning conditions of APP/10/00828 to be discharged for phase 3B.

We note that the attenuation ponds are outside the application boundary. Therefore, the applicant should confirm that the attenuation features will be in place before any construction commences on site to ensure that a secure outfall will be available to manage surface water runoff.

As a statutory consultee, the County Council has a duty to respond to consultations within **21 days**. The 21 day period will not begin until we have received sufficient information to enable us to provide a meaningful response.

Please ensure all data is sent to us via the relevant Local Planning Authority.

For guidance on providing the correct information, we recommend you use our **Surface Water Management Pre-application service** which provides clear guidance on what is required for us to recommend that planning permission is granted and consider the works as best practise. For full details, please visit: <https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/planning> and click on [pre-application advice request form](#).

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.

Yours faithfully,



Flood and Water Management Team
Economy, Transport & Environment Department,
Hampshire County Council, 1st Floor, EII Court West,
The Castle, Winchester, Hampshire SO23 8UD

Web: <https://www.hants.gov.uk/landplanningandenvironment/environment/flooding>

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.

Works in relation to ordinary watercourses

*PLEASE NOTE: If the proposals include works to an ordinary watercourse, under the Land Drainage Act 1991, as amended by the Flood and Water Management Act 2010, prior consent from the Lead Local Flood Authority is required. **This consent is required as a separate permission to planning.***

Information on ordinary watercourse consenting can be found at the following link

<https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/c/hangewatercourse>

It is strongly recommended that this information is reviewed before Land Drainage consent application is made.

*For guidance on providing the correct information, we recommend you use our **Ordinary Watercourse Consents Pre-application service** and help avoid delays occurring at the formal application stage. A Pre-application service for Ordinary Watercourse Consents is available, allowing consents to go through in a smoother, often more timely manner. For full information please visit:*

<https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/c/hangewatercourse>