

Flood Risk and Drainage Team
Mid Sussex District Council
Oaklands, Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Date 22/06/2026

Our Ref: MC0789 LB RH17 SW FW DOC

To whom it may concern,

RE: DM/26/1224 – Gilridge, Brighton Road, Handcross, West Sussex, RH17 6BZ

I am writing on behalf of the applicant in relation to the recommendation that Condition 5 is not discharged until updated information is received – it is understood that this primarily relates to the viability of infiltration on site due to the infiltration testing not being in compliance with BRE365.

CSSI undertook three tests within two pits at the proposed development site – TP01 dug to 1.2m, and TP02 dug to 0.5m. In both pits the third test was stopped early due to time constraints there was also collapse of the deeper pit (TP01) which affects the water depth. See notes from the tester below:

- Testing within the deeper trial pit showed signs of collapse due to instability, as such the base of the trial pit was raised by an average of 200mm during the course of the first test.
- We terminated the final tests early due to time constraints. However, the early parts of the final test were consistent with the previous.

TP01 returned non-compliant rates for both tests due to being stopped prematurely, but both demonstrated a consistent drop in water level from which an infiltration rate was extrapolated. The third tests for each pit were abandoned due to time constraints, so we did not determine an infiltration rate for thee.

Looking back over the report, the deeper 1.2m pit (TP01) was noted to have shown signs of collapse during the first test and as such raised the floor of the pit 200mm during the course of the first test, effectively providing a 1m deep pit rather than 1.2m as used in the previous interpretation data. We have attached revised interpretation data of the deeper test pit utilising a depth of 1.0m instead of 1.2m, which shows that whilst the 25% water level is still not reached, it is very close to the 25% (Test 1 is 30mm off, Test 2 is 100mm off). Looking at the interpretation graph from which a rate has been extrapolated, the last 4-5 results are consistent in drop. Additionally, the derived infiltration rate from these revised results increases slightly from that which was submitted, so the previously reported rates were slightly more conservative.

Although the infiltration testing carried out by CSSI is not strictly in line with BRE365 requirements, in part due to time constraints, the testing demonstrates that the principle of infiltration on site is still viable as the likely variation in results is low due to the final reading being nearly at the 25% water drop.

As stated by CSSI all testing undertaken showed a consistent and fairly linear fall in water level, and the third tests conducted for each pit, whilst incomplete, were consistent with the first two tests respectively. Further comments within CSSI's report state that *"the geology encountered beneath the site was predominantly top soil underlain by sand/clay mix underlain by pure sand"* and that *"both trials pit drained steadily but consistently"* – both of which indicate the validity of infiltration, despite not all of the tests carried out reaching the required 25% of water level.

TP02 return a compliant rate in the first test, and a non-compliant rate in the second test – which was approximately 15mm short of the 25% level, with a consistent fall in water up to that point corresponding to the graph in test 1. The fall in the time restricted 3rd test is similar to the first 2 tests.

Given the complications encountered in testing and the consistent water drop, infiltration is shown to be consistent and steady. It should be noted that the nearest offsite sewer is shown to be foul water only and Southern Water no longer accept storm flows to foul sewers so options to drain storm water re limited at this location.

The client will need to verify the results for Building Control with further testing compliant with BRE365 at demolition stage, with pits dug at the proposed soakaway locations to the specified depths when onsite works are able to commence.

Given that site geology is favourable, infiltration is shown to be consistent and steady (albeit relatively slow), and we have demonstrated a viable drainage design which could be considered conservative given the rate previously extrapolated was lower, we believe this to be an acceptable route forward.

Please let me know if you agree with our request and if you have any further queries regarding this matter, then please don't hesitate to contact us.

Yours sincerely



Mark Naumann BEng(Hons) CEng MICE
Director

MERIDIAN
CIVIL ENGINEERING CONSULTANCY

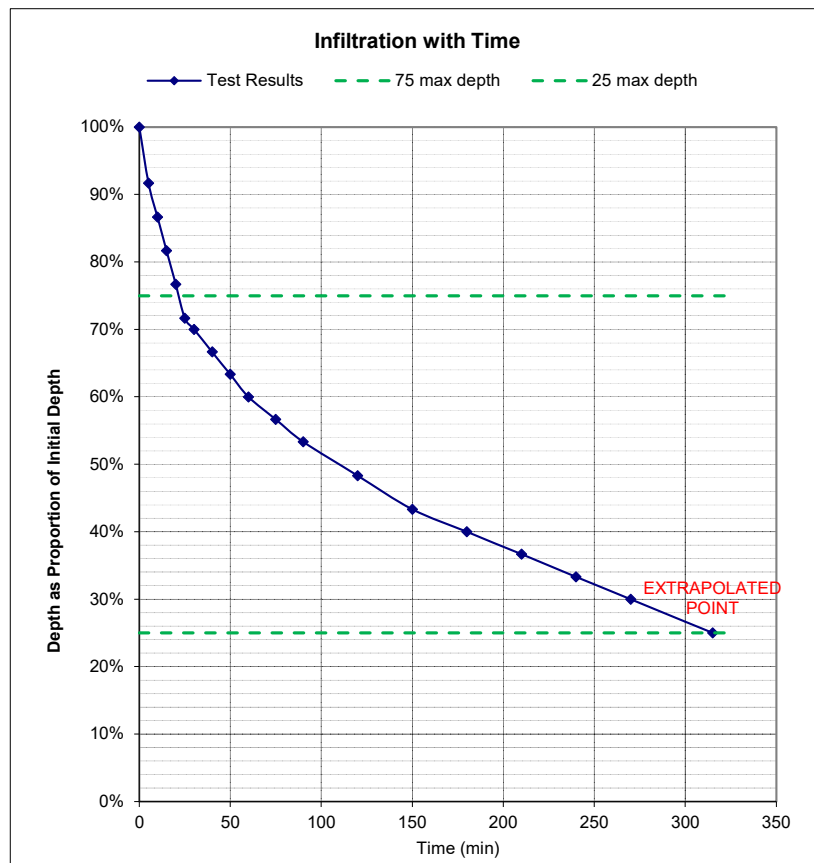
e: markn@meridianscivils.co.uk

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p: 01273 102743

ap50	Vp75-25	tp75-25
1.080 sq m	0.090 cub m	17600 s

time Proportion
(min) infiltrated



0	100%
5	92%
10	87%
15	82%
20	77%
25	72%
30	70%
40	67%
50	63%
60	60%
75	57%
90	53%
120	48%
150	43%
180	40%
210	37%
240	33%
270	30%
315	25%
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75% line (of max water depth)

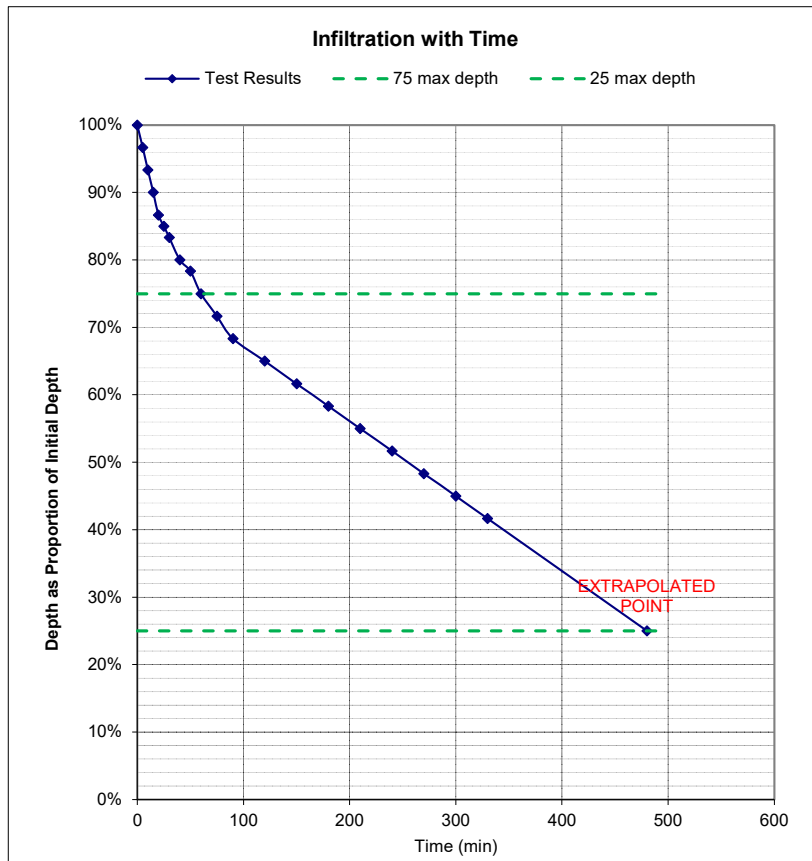
min	proportion
0	0.750
325.015	0.750

25% line (of max water depth)

min	proportion
0	0.250
325.015	0.250

ap50	Vp75-25	tp75-25
1.080 sq m	0.090 cub m	25200 s

time Proportion
 (min) infiltrated



0	100%
5	97%
10	93%
15	90%
20	87%
25	85%
30	83%
40	80%
50	78%
60	75%
75	72%
90	68%
120	65%
150	62%
180	58%
210	55%
240	52%
270	48%
300	45%
330	42%
480	25%
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#N/A	#N/A
#N/A	#N/A

75% line (of max water depth)

min	proportion
0	0.750
490.015	0.750

25% line (of max water depth)

min	proportion
0	0.250
490.015	0.250

Legend

calculation

output

explanatory

Volume

bottom (m)

0.090

0.087

0.084

0.084

0.078

0.075

0.072

0.069

FND

FND

FND

FND

FND

FND

FND

FND

FND

The reading just after Vp25

Soil Infiltration Rate

	m/s
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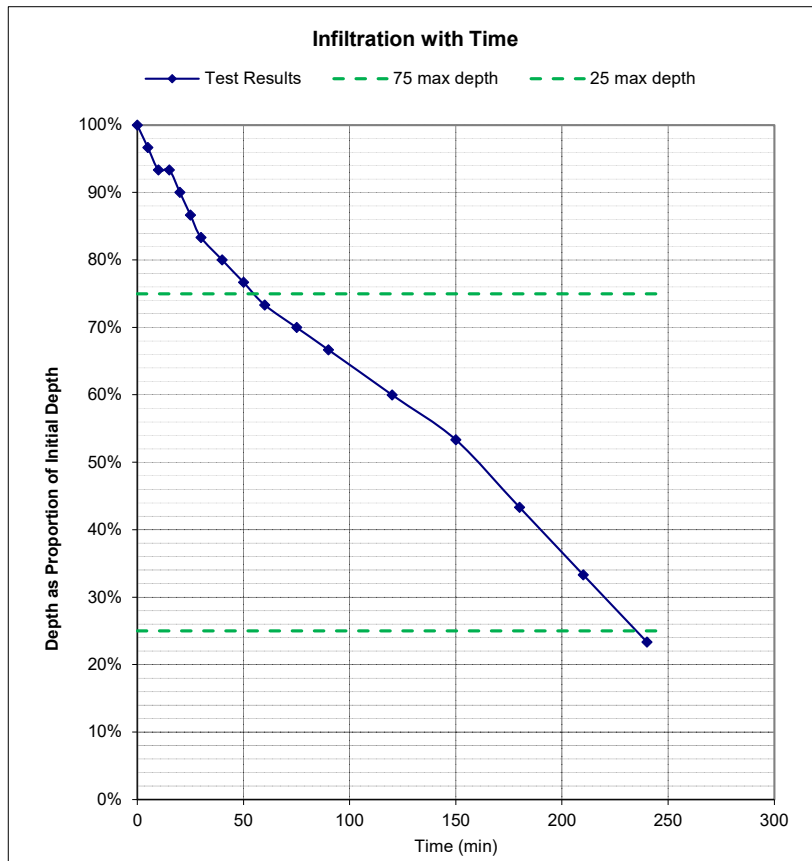
6.04E-06

time for water to fall
from 75% to 25%
effective depth (sec)

tp75-25

10800 s

time Proportion
 (min) infiltrated



0	100%
5	97%
10	93%
15	93%
20	90%
25	87%
30	83%
40	80%
50	77%
60	73%
75	70%
90	67%
120	60%
150	53%
180	43%
210	33%
240	23%
#N/A	#N/A
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75% line (of max water depth)

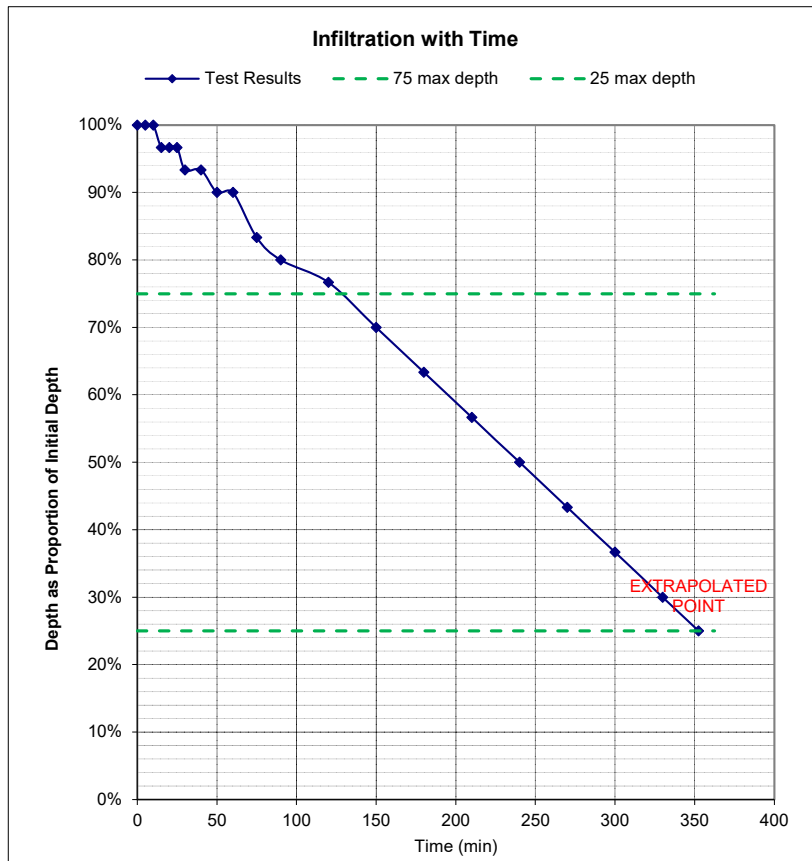
min	proportion
0	0.750
250	0.750

25% line (of max water depth)

min	proportion
0	0.250
250	0.250

ap50	Vp75-25	tp75-25
0.690 sq m	0.045 cub m	13500 s

time Proportion
(min) infiltrated



0	100%
5	100%
10	100%
15	97%
20	97%
25	97%
30	93%
40	93%
50	90%
60	90%
75	83%
90	80%
120	77%
150	70%
180	63%
210	57%
240	50%
270	43%
300	37%
330	30%
353	25%
#N/A	#N/A
#N/A	#N/A
#N/A	#N/A
#N/A	#N/A
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#N/A	#N/A
#N/A	#N/A
#N/A	#N/A
#N/A	#N/A
#N/A	#N/A

75% line (of max water depth)

min	proportion
0	0.750
362.515	0.750

25% line (of max water depth)

min	proportion
0	0.250
362.515	0.250