

Ground Floor
Northleigh
County Hall
Chichester
West Sussex
PO19 1RH



Lead Local Flood Authority

Steven King
Development Control
Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Date 19 December 2025

Dear Steven,

RE: DM/25/2442/DOC Land South Of Crawley Down Road, Felbridge, East Grinstead, West Sussex

Thank you for your reconsultation on the above site, received on 01st December 2025. We have reviewed the updated application documentation (Additional drainage information received 01/12/2025) and wish to make the following comments.

This application is for the discharge of conditions 4, 6, 8 17 and 26 relating to planning application DM/23/0810 - Demolition of existing structures and erection of 200 no. 1, 2, 3 and 4 bedroom homes (30% affordable) with new vehicular accesses via Crawley Down Road together with associated car parking, open space and landscaping.

The LLFA have reviewed the documents submitted in relation to Condition 4, as it relates to surface water drainage. For reference, Condition 4 is worded as follows:

No development shall take place unless and until details of the proposed surface water drainage and means of disposal have been submitted to and approved in writing by the local planning authority. No building shall be occupied until all the approved drainage works have been carried out in accordance with the approved details. The details shall include a timetable for its implementation and a management and maintenance plan for the lifetime of the development which shall include arrangements for adoption by any public authority or statutory undertaker and any other arrangements to secure the operation of the scheme throughout its lifetime. Maintenance and management during the lifetime of the development should be in accordance with the approved details.

Reason: To ensure that the proposal is satisfactorily drained and to accord with the NPPF requirements and Policy DP41 of the Mid Sussex District Plan 2014 – 2031

We are pleased to see that the information provided (listed in the annex below) meets the requirements of condition 4 of application DM/23/0810 and we are therefore able to **recommend that condition 4 is discharged.**

Yours sincerely,
Mrs Natalie Biddulph
Flood Risk Management Team
FRM@westsussex.gov.uk

Annex

The following documents have been reviewed, which have been submitted to support the application;

- SuDS Maintenance Technical Note 25032-GD-XX-XX-TN-DS-0001 Rev. P02 26/11/2025
- Causeway Flow Drainage Design Report 25032_FELBRIDGE_SW NETWORK 1.pdf 09/07/2025
- 25032-XX—XX-DR-C-0111 Proposed Levels Rev P01 04.09.25