

Ground Floor
Northleigh
County Hall
Chichester
West Sussex
PO19 1RH



Lead Local Flood Authority

Date 3rd February 2026

Joseph Swift
Development Control
Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Dear Joseph,

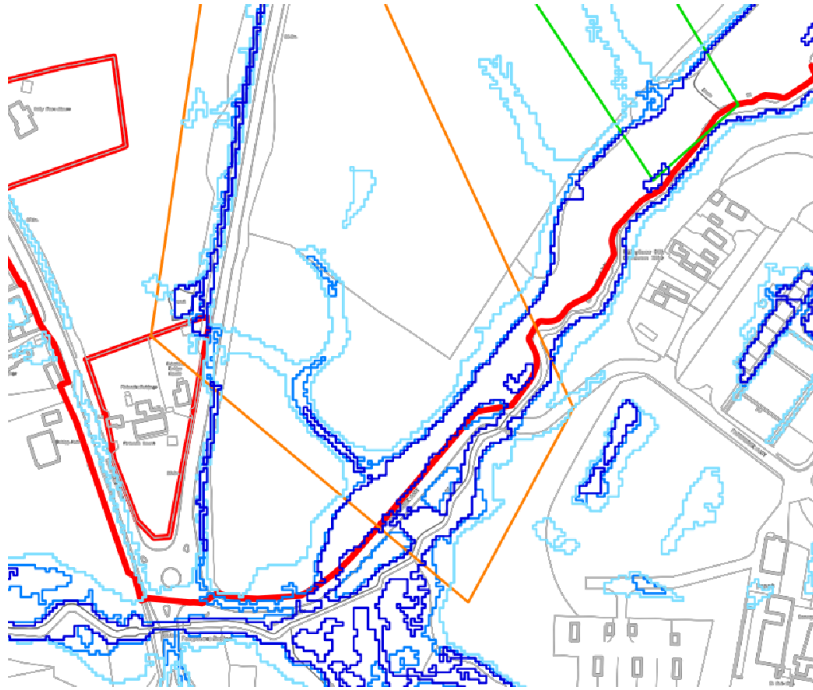
RE: DM/25/1986 - Phase 1c, Burgess Hill Northern Arc, Land North And North West Of Burgess Hill, Between Bedelands Nature Reserve In The East And, Goddard's Green Waste Water Treatment Works In The West

Thank you for your consultation on the above site, received on 16th January 2026. We have reviewed the application as submitted and wish to make the following comments.

This Application is for a Reserved matters application to consider access, appearance, landscaping, layout and scale for parcels 1.7, 1.7b, 1.8 and OS1.8 comprising: a) Eastern Neighbourhood Centre: Up to 270 residential dwellings and extra care units; commercial floorspace; the community building, the neighbourhood square, cycle and pedestrian connections, parking and associated infrastructure. b) Eastern Parkland comprising open space, multi-use games areas (MUGA), public art, green circle cycle link and associated infrastructure.

From a surface water flood risk perspective, we have the following comments to make:

In the outline Flood Risk Assessment, the following snippet of the FRA Addendum demonstrates that there is a surface water flow path within the red line boundary for this phase.



In the updated Flood Map for Planning, which is based on Environment Agency NaFRA2 modelling (which is more up to date and accurate than the previous modelling), the flow path remains in a similar location.

