

From: Babatunde Ibrahim <babatunde@ecotecture.co.uk>
Sent: 11 May 2026 15:14:01 UTC+01:00
To: "Rachel Richardson" <Rachel.Richardson@midsussex.gov.uk>
Cc: "Melanie Laurie" <mel@ecotecture.co.uk>; "Jo Saady" <jo@ecotecture.co.uk>;
"drainage" <drainage@midsussex.gov.uk>
Subject: Re: FW: 2026.05.01 Re: DM/26/0839 - Costells Church Road Scaynes Hill
Haywards Heath West Sussex RH17 7NH
Attachments: 350 Drainage Strategy.pdf, Flood risk summary.pdf, flood-map-planning-2026-03-11T10_12_42.976Z.pdf

Hello Rachel,

Thank you for the documents you sent over.

Flood Risk: As shown in the attached flood risk information, the site is in Flood Zone 1 and is not at risk of flooding or surface water flooding.

Surface Water Drainage: Since the project is housed within the existing structure and involves no significant changes to the existing scheme, we will retain and reuse the existing Surface water drainage on site.

Foul Water Drainage: The project will include a new sewage treatment plant within the scheme marked on the attached drawing.

I hope the information provided is sufficient. Please let me know if you need anything else.

Best wishes,

Babatunde Ibrahim

Architect (ARB, RIBA)

BArch (Hons), MArch, PG Dip.

ecotecture
ecological design

31 Sussex Road, Haywards Heath,
RH16 4DZ

t: 01444 416745

e: babatunde@ecotecture.co.uk

Ecotecture Ecological Design

www.ecotecture.co.uk

Working hours: Monday to Thursday 8 am to 4 pm

Ecotecture Ecological Design Ltd is registered in England and Wales. Registration no 11114542. Registered office: Basepoint Business Centre, Suite 43, Little High Street, Shoreham by Sea, West Sussex, BN43 5EG. This e-mail and any attachments to it may be confidential and are intended solely for the use of the individual to whom it is addressed, the copyright of this email and its contents/attachments remain the property of Ecotecture Ecological Design Ltd. Any views or opinions expressed are solely those of the author and do not

necessarily represent those of Ecotecture Ecological Design Ltd. All drawings issued in editable electronic version, are intended solely for the purpose of consultancy work on the specific project referred to in the e-mail header and may not be redistributed/reused in any form. Please note that you may not, except with our written permission, use this electronic data outside of the remit described above as this is deemed infringement of copyright of Ecotecture Ecological Design Ltd. If you are not the intended recipient of this email, you must neither take any action based upon its contents nor copy or show it to anyone. Please contact the sender if you believe you have received this email in error.

On Tue, 5 May 2026 at 12:58, Rachel Richardson <Rachel.Richardson@midsussex.gov.uk> wrote:

Morning both,

Please see below and address accordingly.

Many thanks,

Rachel.

Rachel Richardson Bsc (Hons) DIP TP MRTPI

Senior Planning Officer

Development Management

www.midsussex.gov.uk

01444 477 224

Please note I work part-time (usually over Monday to Thursday) and from home Monday to Wednesday.

From: drainage <drainage@midsussex.gov.uk>
Sent: 01 May 2026 15:44
To: Rachel Richardson <Rachel.Richardson@midsussex.gov.uk>
Cc: drainage <drainage@midsussex.gov.uk>
Subject: 2026.05.01 Re: DM/26/0839 - Costells Church Road Scaynes Hill Haywards Heath
West Sussex RH17 7NH

Dear Rachel,

Thank you for consulting the Flood Risk and Drainage team on the above application.

The application has undergone an initial review, and no information has been submitted on the proposed management of surface and foul water at the site. Therefore, the information submitted does not meet the minimum requirements for this stage of planning.

The applicant is advised to refer to the **MSDC Flood Risk and Drainage Information Checklist (Application Stage)** and the **Strategic Flood Risk Assessment (SFRA)** (updated November 2025): <https://www.midsussex.gov.uk/planning-building/flood-risk-and-drainage-for-planning/> to ensure each relevant item that has not already been provided is submitted.

Once the required information has been submitted, the Flood Risk and Drainage Team will be able to provide further comments.

Receipt of the requested information does not guarantee that the proposal will be supported, nor does it preclude the need for further information or the recommendation of planning conditions.

Best Wishes

Flood Risk and Drainage Team

Estate Services and Building Control

Mid Sussex District Council

drainage@midsussex.gov.uk

The information contained in this email may be subject to public disclosure under the Freedom of Information Act 2000. Unless the information contained in this email is legally exempt from disclosure, we cannot guarantee that we will not provide the whole or part of this email to a third party making a request for information about the subject matter of this email. This email and any attachments may contain confidential information and is intended only to be seen and used by the named addressees. If you are not the named addressee, any use, disclosure, copying, alteration or forwarding of this email and its attachments is unauthorised. If you have received this email in error please notify the sender immediately by email or by calling +44 (0) 1444 458 166 and remove this email and its attachments from your system. The views expressed within this email and any attachments are not necessarily the views or policies of Mid Sussex District Council. We have taken precautions to minimise the risk of transmitting software viruses, but we advise you to carry out your own virus checks before accessing this email and any attachments. Except where required by law, we shall not be responsible for any damage, loss or liability of any kind suffered in connection with this email and any attachments, or which may result from reliance on the contents of this email and any attachments.