

**MID SUSSEX
DISTRICT COUNCIL**

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Date: 17 September 2026

Anna Tidey
Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Dear Anna,

RE: DM/26/1940 – 40 Mill Green Road Haywards Heath West Sussex RH16 1XQ.

Thank you for your consultation on the above site. We have reviewed the application and information relating to drainage and flood risk and wish to make the following comments.

The applicant is applying for the erection of a single storey rear and side extension following demolition of existing rear storage projection.

Following a review of the submitted information, we have noted insufficient information has been provided to demonstrate the application is in accordance with the NPPF and its accompanying PPG. From the Environment Agency's Flood Map for Planning, the site is shown to be at risk of surface water flooding in the 1 in 100 (1%) plus climate change AEP event and appears to be located within an overland flow route. The submitted FRA outlines resilience measures that will keep the proposed extension free from flooding, but it does not appropriately assess the impact the proposed development will have on existing flood risk to the site or the surrounding area. The surrounding area is also shown to be risk of surface water flooding and it is important that surface water from the development is appropriately managed. Therefore, we would expect further detail on the proposed surface water drainage strategy for the development. Please see the link at the bottom of this letter for further detail on what is required at this stage.

Therefore, we would recommend the application is not approved until updated information is received addressing the above points.

Reason

To prevent flooding in accordance with National Planning Policy Framework paragraph subsections F2, F4, F5, F6, F7 and F8 by ensuring the satisfactory management of local flood risk, surface water flow paths, storage and disposal of surface water from the site in a range of rainfall events and ensuring the SuDS proposed operates as designed for the lifetime of the development.

Informative

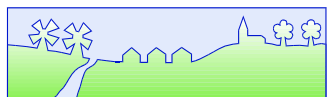
For further information on what is required at this stage of the planning application, please follow the link below to the Flood Risk and Drainage Checklist:

[FLOOD RISK AND DRAINAGE INFORMATION CHECK LIST – APPLICATION STAGE](#)

Yours sincerely,



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Flood Risk and Drainage Team

Mid Sussex District Council



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FLOOD RISK AND DRAINAGE TEAM