

From: Stephen Manning <sm@gouldbaxter.co.uk>
Sent: 24 March 2025 11:59:13 UTC+00:00
To: "Steven King" <steven.king@midsussex.gov.uk>; "Joseph Swift" <Joseph.Swift@midsussex.gov.uk>
Cc: "Rachel Richardson" <Rachel.Richardson@midsussex.gov.uk>; "Tim Mole" <tmml@gouldbaxter.co.uk>; "Matthew Comber" <mc@gouldbaxter.co.uk>; "Richard Carr" <southernrockproperty@gmail.com>; "HH Filing" <ghfiling@gouldbaxter.co.uk>
Subject: GH652 Riverside - DM/24/3050 - EA Comments
Attachments: HA_2025_126555_02.pdf
Importance: High

Dear Steven,

Further to receipt of the attached we note the suggested condition from the EA which reads:

The development hereby permitted must not be commenced until such time as a scheme to ensure that flood resilience measures are implemented up to at least 600mm above the estimated flood level, has been submitted to, and approved in writing by, the local planning authority.

We await an urgent response from the Council's FR&D Team following the attached EA comments. We note however that a pre-commencement condition requiring discharge would present a further significant delay which would be devastating to our client.

Having discussed with our client, in order to expedite matters, we would be willing to agree to a 600mm increase in FFL (+11.44m at lowest floor level) to negate the requirement for flood resilient measures, as well as the above condition, to be applied as a result. This would be on the basis that the council confirmed this increase of 600mm to FFL's and overall ridge height would be acceptable.

We would be grateful for confirmation as soon as practicable.

Best Regards,

Stephen



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