

**MID SUSSEX
DISTRICT COUNCIL**

Oaklands Road, Haywards Heath, West Sussex RH16 1SS

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Date: 02 September 2026

Katherine Williams
Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Dear Katherine,

RE: DM/26/0797 - 45 The Broadway Haywards Heath West Sussex RH16 3AS.

Thank you for your consultation on the above site. We have reviewed the application as the drainage consultant acting on behalf of the Council and wish to make the following comments.

The applicant is applying for the discharge of condition no 4 relating to planning application DM/25/0196.

Following a review of the updated information, we have noted insufficient information has been provided to meet the wording of Condition 4 and address previous comments from MSDC Flood Risk and Drainage Team, dated 21 July 2026. Whilst we note approval from Southern Water has been sought, we are unable to recommend the discharge of Condition 4 until this has been received. Furthermore, there are still inconsistencies between the invert levels on the provided calculations and drainage drawing, for example, the Package Pumping Station invert level is recorded as 46.10m on the drainage drawing but 48.150m in the calculations. Finally, whilst we acknowledge the receipt of some information on the implementation of the drainage system, we require further information. We would expect a detailed timetable for installation of drainage components ensuring flood risk is not increased to the site and surrounding area and not polluting nearby receiving waterbodies.

Therefore, we would recommend Condition 4 is not discharged until updated information is received addressing the above points.

Reason

To prevent flooding in accordance with National Planning Policy Framework 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

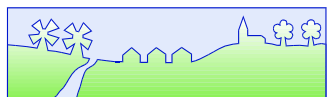
For further information on what is required at Discharge of Condition stage please follow the link below to the Detailed Drainage Design Checklist:

[DETAILED DRAINAGE DESIGN CHECKLIST – CONDITION DISCHARGE STAGE](#)

Yours sincerely,



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Flood Risk and Drainage Team

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FLOOD RISK AND DRAINAGE TEAM