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West Sussex
PO19 1RH



Lead Local Flood Authority

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

Date 21 April 2026

Dear Katherine,

RE: DM/26/0935/DOC - Premier Inn, Charles Avenue, Burgess Hill, RH15 9AL.

Thank you for your consultation on the above site, received on 14 April 2026. We have reviewed the application as submitted and wish to make the following comments.

This application is for Discharge of planning conditions 11 and 14 relating to planning application DM/24/2530 as these are with respect to Surface Water Drainage. For reference, Conditions 11 and 14 are worded as follows:

Condition 11

"No development shall take place, apart from demolition of the building, clearance of the site or any necessary surveys/investigation work unless and until details of the proposed foul and surface water drainage, means of disposal and associated sustainable drainage components and flow control mechanisms and a construction method statement have been submitted to and approved in writing by the local planning authority. The extension shall not be occupied until all the approved drainage works have been carried out in accordance with the approved details. The details shall include a timetable for its implementation and a management and maintenance plan for the lifetime of the development which shall include details of SuDS features and connecting drainage structures and maintenance requirement for each aspect, arrangements for adoption by any public authority or statutory undertaker and any other arrangements to secure the operation of the scheme throughout its lifetime. Maintenance and management during the lifetime of the development should be in accordance with the approved details."

We can **recommend that Condition 11 discharged** based on sufficient information submitted and suggest this be discharged alongside associated conditions.

Condition 14

“Prior to works above slab level a flood warning evacuation plan shall be submitted to and approved in writing by the local planning authority. The plan shall include details and images of the modelled flood depths and hazards, expected frequency of flooding, the safe escape route, and the flood mitigation measures included within the development.”

We are **unable to recommend** that Condition 14 discharged as this relates to the Flood Evacuation Plan and suggest this is agreed with your drainage Engineers and Emergency Planning Teams.

Please note if the LPA decide to grant planning permission, we wish to be notified for our records should there be any subsequent surface water flooding that we may be required to investigate as a result of the new development.

Yours sincerely

Mat Jackson
Flood Risk Management Team
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