

Joanne Fisher
Development Control
Mid Sussex District Council
Haywards Heath
West Sussex
RH16 1SS

**Lead Local Flood Authority
Ground Floor
Northleigh
County Hall
Chichester
West Sussex
PO19 1RH**

Date 03 July 2026

Dear Joanne,

DM/25/2474 - Land South Of Hammerwood Road Ashurst Wood West Sussex

The erection of twelve houses, comprising 4x two bedroom houses, 4x three bedroom houses and 4x four bedroom houses, with associated access (Via Yewhurst Close) and parking.

Thank you for your re-consultation on the above site, received on 18 June 2026. For this consultation, we have reviewed the following documents submitted:

The LLFA previously objected on the 12 December 2025 and 08 April 2026. The applicant has since responded with and updated calculations, plans and revised drainage strategy report to address these comments.

Following a review of the submitted documents, the details are in accordance with NPPF and local planning policies of Mid Sussex District Council.

We have **no objection subject to conditions** being attached to any consent if this application is approved, and the Applicant agrees with pre-commencement conditions. We suggest the following wording. If the following condition is not included, the development would be contrary to NPPF and local planning policies of Mid Sussex District Council and we would object until such time that the details below are submitted for review.

Condition

1. Upon completion of the surface water drainage scheme and prior to the first occupation of the development a detailed verification report (appended with substantiating evidence demonstrating the approved construction details and specifications have been implemented in accordance with the surface water drainage scheme), has been submitted to and approved (in writing) by the Local Planning Authority. The survey and report shall demonstrate that the surface water

drainage system has been constructed in accordance with the details approved and shall include as a minimum:

1. CCTV survey of underground structures,
2. A full set of “as built” drawings highlighting any minor changes to the approved drawings.
3. Demonstration that vegetation has become established.
4. Photographs of excavations (including soil profiles/horizons) and any installation of any surface water drainage structures and control mechanisms.
5. Where necessary, details of corrective works to be carried out along with a timetable for their completion, shall be included for approval in writing by the Local Planning Authority. Any corrective works required shall be carried out in accordance with the approved timetable and subsequently re-surveyed with the findings submitted to and approved in writing by the Local Planning Authority.
6. Name and contact details of any appointed management company

Reason: To ensure that the development achieves a high standard of sustainability and ensure the flood risk is adequately addressed for each new dwelling and not increased in accordance with NPPF and Local Plan Policies of Mid Sussex District Council.

Yours sincerely,

Mat Jackson

Flood Risk Management Team

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