

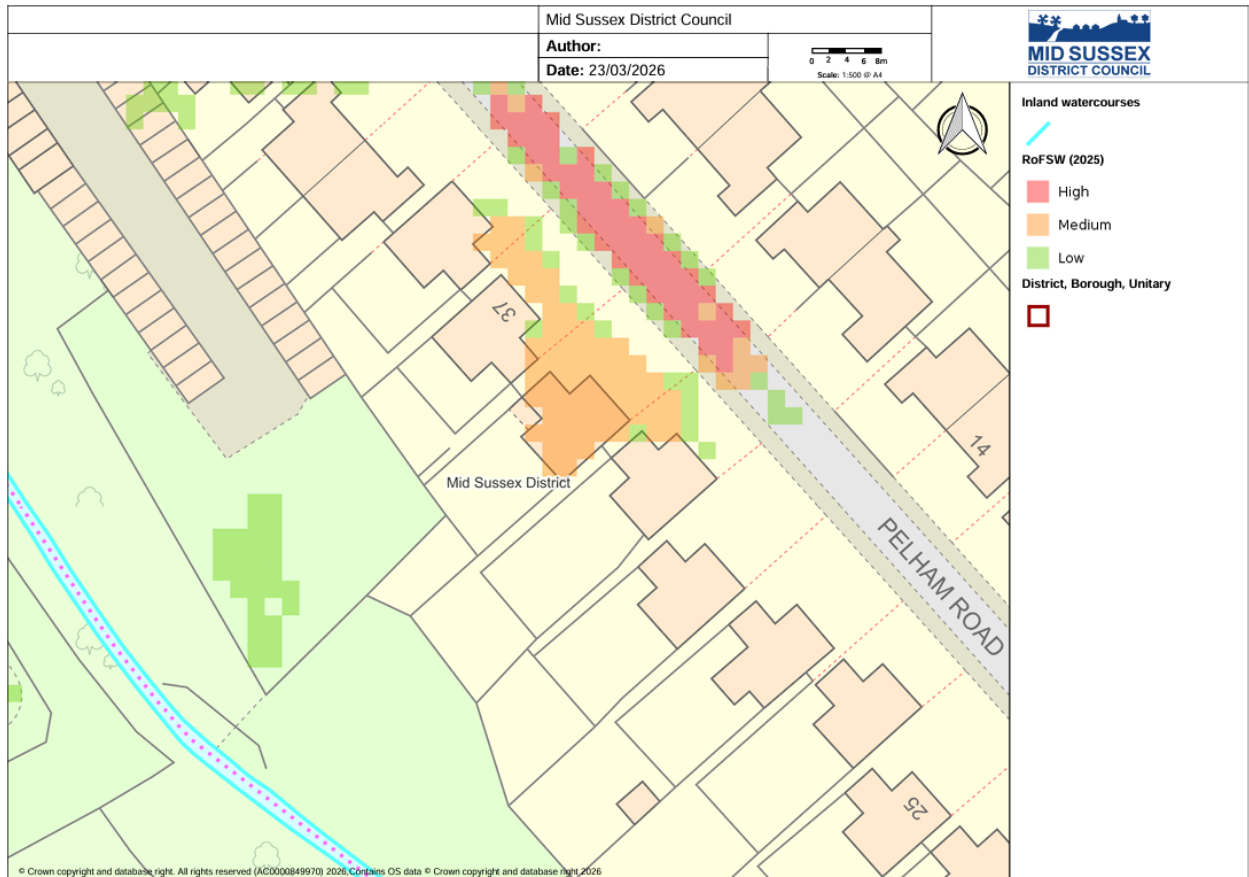
From: drainage <drainage@midsussex.gov.uk>
Sent: 21 April 2026 10:32:36 UTC+01:00
To: "Deborah Lynn" <Deborah.Lynn@midsussex.gov.uk>
Cc: "drainage" <drainage@midsussex.gov.uk>
Subject: 2026.04.21 Re: DM/26/0386 - 35A Pelham Road Lindfield Haywards Heath West Sussex RH16 2EP

Dear Deborah,

Thank you for reconsulting the Flood Risk and Drainage Team on the above application.

We understand from the applicant that they intend to use (non-permeable blocks) to pave the driveway.

We have **no objection** to the proposed development, subject to the following Condition. However, we would like to raise two points regarding the proposed development.



1. The Southern Water sewer map shows a surface water sewer running underneath the property in the location of the proposed driveway from Pelham Road to the Stream at the rear of the site. The applicant should ensure that all works take into account the proximity to these sewers, and may wish to discuss this with Southern Water prior to the commencement of works.

2. This area is at increased flood risk and Pelham Road is shown to be at high surface water flood risk immediately adjacent to No. 35A. We would advise the applicant to consider the increased surface water flood risk in this area and ensure this is not exacerbated on site or to neighbouring properties, wherever possible.

Condition Recommendation

C18E - Driveways

The development hereby permitted shall not commence unless and until details of the proposed surface water drainage and means of disposal have been submitted to and approved in writing by the local planning authority. The driveway/hardstanding shall not be brought into use until all the approved drainage works have been carried out in accordance with the approved details.

Reason: To ensure that the proposal is satisfactorily drained and to accord with Policy DP41 of the Mid Sussex District Plan 2014 - 2031 and Policy ...'z'... of the Neighbourhood Plan.

Best Wishes

Flood Risk and Drainage Team
Estate Services and Building Control
Mid Sussex District Council
drainage@midsussex.gov.uk