

Joanne Fisher

From: Tim Rodway | Rodway Planning <tim@rodwayplanning.co.uk>
Sent: 24 February 2026 11:54
To: Joanne Fisher
Cc: Steve Ashdown; John Bullivant
Subject: RE: DM/25/1535 - Twinham
Attachments: 14270_Network Calcs_Amended Design.pdf; 14270_Plans&Sections_Amended Design.pdf; 14270_1701_P2-Main Drainage Section.pdf; 14270_1600_P2-Drainage Layout.pdf; 14270_1700_P2-Main Drainage Details.pdf

Dear Joanne,

I write further to your recent correspondence in relation to the discharge of condition 4 for the development of one new dwelling adjacent to Twinham, 34 Hurst Road, Hassocks.

Please find attached amended drawings and calculations, which have been prepared by GTA Civils. These documents address the latest MSDC comments dated 19th February 2026, in particular:

- The raingarden storage has been modelled to exclude the planting soil layer. Raingarden has been deepened slightly to achieve the required storage volumes.
- Weir has been added in the hydraulic calculations.

We would be grateful if you could again re-consult with the MSDC Drainage Engineers as a matter of urgency, and seek their prompt confirmation that drainage matters are now acceptable, thereby allowing Condition 4 to be discharged at the earliest opportunity.

Best regards,

TIM RODWAY
DIRECTOR / M +44 (0)7818 061220



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From: Joanne Fisher <joanne.fisher@midsussex.gov.uk>
Sent: 19 February 2026 10:48
To: Tim Rodway | Rodway Planning <tim@rodwayplanning.co.uk>
Subject: RE: DM/25/1535 - Twinham

Dear Tim,

I refer to the information submitted last week in respect of the outstanding drainage condition.

Please find attached the response from the Councils Flood Risk and Drainage Team who have

reviewed the information submitted. They are requesting further information in respect of the attenuation storage and the weir level.

I look forward to receiving information to address the points raised.

Kind regards

Joanne

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Working together for a better Mid Sussex

From: Tim Rodway | Rodway Planning <tim@rodwayplanning.co.uk>

Sent: 12 February 2026 15:12

To: Joanne Fisher <joanne.fisher@midsussex.gov.uk>

Cc: Steve Ashdown <steve.ashdown@midsussex.gov.uk>; [REDACTED]

Subject: DM/25/1535 - Twinham

Dear Joanne,

I write further to previous correspondence relating to the above.

Our Client has engaged with GTA Civils in relation to the outstanding drainage matters. GTA Civils have advised that they have reviewed the previous discussions between Dixon Hurst and the Council's drainage officer. GTA's understanding is that there were some remaining concerns with regards to the calculated half drain time for the proposed raingarden.

In order to help address those concerns, GTA's have created a full network model of the system on Causeway Flow. This is based on the same design parameters previously discussed between Dixon Hurst and MSDC.

The new model highlighted some minor flooding, which GTA's have now resolved by amending the proposed design slightly. The attached updated drainage drawings reflect this. The changes can be summarised as follow:

- Increased depth of raingarden
- Increased depth of attenuation tank
- Tweaked flow control between attenuation tank and raingarden

The drainage calculations show that the calculated half drain time for the raingarden is 316min (when considered as part of the full network). Updated calculations and model long-sections are attached.

We trust that this will all be found to be satisfactory. Please can you reconsult as a matter of urgency with the Council's drainage officer, and ask them to prioritise a review of this additional information. Hopefully this will lead to them promptly being able to confirm to you that they are satisfied with the submission, and you can then formally discharge the condition.

Please can you confirm receipt, and that this has been actioned. We look forward to hearing from you at your earliest convenience.

Best regards,

Tim

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