

From: drainage <drainage@midsussex.gov.uk>
Sent: 26 August 2026 19:05:43 UTC+01:00
To: "Stefan Galyas" <Stefan.Galyas@midsussex.gov.uk>
Cc: "drainage" <drainage@midsussex.gov.uk>
Subject: 2026.08.26 Re: DM/26/0141 - Fieldside, Hassocks Road Hurstpierpoint

Dear Stefan,

Following a previous conversation between yourself and our Engineer and that Building Control having not provided a decision on the suitability of the drainage proposals, you requested us to review and comment on the drainage, as we would for any other application.

Do see below our comments:

The current drainage strategy for the site comprises surface water discharging to a soakaway, with foul water discharging via a sewage treatment plant and drainage mound. However, insufficient information has been provided to fully assess the proposed strategy.

- Details should be provided to demonstrate that the proposed infiltration features are located at least 1.0 m above the highest seasonal groundwater level.
- Evidence should be provided to confirm that urban creep and a CV value of 1.0 have been applied within the calculations.
- The latest FEH data should be used within the surface water calculations.
- A maintenance plan should be provided for the proposed drainage features.
- A catchment plan should be provided.
- Details should be provided to demonstrate how the remaining areas of hardstanding, which are not included within the soakaway drainage calculations, will be drained.
- The drainage layout does not currently include sufficient information. This should be updated to include, as a minimum, exceedance flow routes, finished floor levels, and relevant invert and cover levels.
- Evidence should be provided to demonstrate that the foul drainage field and surface water soakaway achieve the required separation distances from the proposed dwelling, site boundaries and each other.

The Application should refer to the MSDC Detailed Drainage Design Information Guide for Discharge of Condition Stage (<https://www.midsussex.gov.uk/media/yyxere1u/msdc002-detailed-drainage-design-checklist-v20-issued-071125.pdf>) for further guidance.

Upon receipt of this additional information, we will be able to comment further. Receipt of the requested additional information does not mean further information will not be requested.

We understand that a decision was due today. However, as we are requesting further information, please could you determine whether an extension can be granted.

Best Wishes

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