

Caroline Grist
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 23 June 2026

Dear Caroline,

DM/26/1315 - Land West Of Gatesmead, Wickham Way, Haywards Heath, West Sussex

Thank you for your consultation on the above site, received on 02 June 2026. For this consultation and wish to make the following comments.

This Full Application is for 49 new homes together with open space and associated infrastructure.

We **Object** to this planning application in the absence of an acceptable Flood Risk Assessment (FRA) and Drainage Strategy relating to:

- The development not complying with NPPF, PPG or National SUDs Standards and MSDC local policies.
- The objection points outlined below.

Reason

To prevent flooding in accordance with National Planning Policy Framework paragraph 181, 182 and 187 by ensuring the satisfactory management of local flood risk, surface water flow paths, storage and disposal of surface water from the site in a range of rainfall events and ensuring the SuDS proposed operates as designed for the lifetime of the development.

We will consider reviewing this objection if the following issues are adequately addressed.

1. The LLFA notes some testing has been completed however not to BRE 365 and in line with discharge hierarchy and infiltration has insufficient evidence to be ruled out. The scheme is required to also consider Reuse (Rainwater Harvesting?) prior to this.

2. The drainage layouts are shown as 'For information'. Whilst we appreciate that construction drawings cannot be provided at this stage, they should be confirmed at a sufficient level of detailed design.
3. Submission of hydraulic calculations have not used current parameters of FEH22, CV value of 1 and urban creep 10% allowance is required. The current calculation utilises old rainfall data and parameters.
4. Flood risk, surcharging is currently showing the 1 in 30 and 1 in 100.
5. Climate Change Allowances should be 45%.

Yours sincerely,

Mat Jackson
Flood Risk Management Team
FRM@westsussex.gov.uk