

From: drainage <drainage@midsussex.gov.uk>
Sent: 10 March 2026 17:51:18 UTC+00:00
To: "Hamish Evans" <Hamish.Evans@midsussex.gov.uk>
Cc: "drainage" <drainage@midsussex.gov.uk>
Subject: 2026.03.10 Re: DM/26/0064 Hounds' Cottage, Ashurst Wood, RH19 3TQ FRA and SWDS

Dear Hamish,

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

The team have reviewed the information submitted in support of this application since our last comment on 15.02.2026 and can provide the following comments.

A Flood Risk Assessment and Drainage Strategy (dated 09/03/2026 by Aegaea ref: AEG10347_RH19_AshurstWood_07) has been submitted in support of the application.

Flood Risk

The site lies within Flood Zone 1 very low risk of fluvial flooding.

The Risk of Flooding from Surface Water mapping suggests the site is shown to be at "Very Low" to "Low" surface water flood risk for the present day and with climate change 2040 – 2060. The proposed built footprint is outside of the "Low" extent.

Surface Water Drainage

The submitted drainage strategy indicates that surface water from the proposed dwelling will be attenuated and discharged at a rate of 0.8l/s via a new connection into an ordinary watercourse, which is outside of the application boundary.

At this stage of planning, confirmation is required from the applicant that they are within the ownership boundary or that they have permission to discharge over third-party land.

At present, this evidence has not been provided.

Foul Water Drainage

The drainage plan indicates that foul water will discharge to the package treatment plant.

It is unclear whether a package treatment plant or a cesspool has been proposed. If it is the former, a discharge location is required at this stage of planning.

Once the required information has been received, we will be able to comment further.

Receipt of the requested additional information does not mean further information will not be requested, nor does it guarantee that the Flood Risk and Drainage Team will not object to the development. Neither does it prevent the team from recommending a flood risk or drainage condition.

Advisory.

Ordinary Water course consent:

The applicant is advised that if new surface / foul water discharge points are proposed into the ordinary watercourse, it is therefore important that Ordinary Watercourse Consent (OWC) is fully obtained before works are undertaken. OWC application: [Ordinary watercourse land drainage consent - West Sussex County Council](#)

Best Wishes

Flood Risk and Drainage Team
Estate Services and Building Control
Mid Sussex District Council
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