

From: drainage <drainage@midsussex.gov.uk>
Sent: 21 July 2026 08:39:35 UTC+01:00
To: "Joanne Fisher" <Joanne.Fisher@midsussex.gov.uk>
Cc: "drainage" <drainage@midsussex.gov.uk>
Subject: FW: DM/26/0843 - Land South of Floran Farm: Clarification of Outstanding Drainage Evidence

Morning Jo,

I have added this as a reconsult for review and sent to the Engineer this morning, we will respond to their query within that.

Please do log on uniform your end and I will leave you to reply to Tom.

Best Wishes

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

From: Tom Quigg <tom@flumeconsultants.com>
Sent: 21 July 2026 08:14
To: drainage <drainage@midsussex.gov.uk>
Cc: Emily Munro <Emily.Munro@wspace.co.uk>; Thomas Heneghan <Thomas.Heneghan@wspace.co.uk>
Subject: DM/26/0843 - Land South of Floran Farm: Clarification of Outstanding Drainage Evidence

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Dear Flood Risk and Drainage Team,

We are reviewing the additional information requested in relation to the existing private drainage network serving Land South of Floran Farm.

The submitted strategy already demonstrates attenuation of surface water runoff to the calculated QBAR greenfield runoff rate. BRE365 testing has also now been undertaken across the site, but no infiltration rates could be determined due to insufficient fall in water level over the two-day test period. An infiltration-led solution therefore cannot reasonably be relied upon.

The remaining issue appears to relate specifically to evidencing the downstream private drainage network. Before the applicant commissions further work, could you please confirm the minimum level of information you would consider sufficient at outline planning stage?

For example, would you accept a drainage tracing and CCTV survey showing the indicative route, accessible chambers, pipe sizes where visible, connectivity and the outfall to Felbridge Water, supported by photographs and the landowner's maintenance information?

Alternatively, do you require a more detailed utility survey with surveyed chamber positions, invert levels, pipe diameters and a formal condition assessment?

It would also be helpful if you could confirm:

- whether CCTV is required throughout all accessible piped sections or only along the principal route to the outfall
- whether an indicative traced route would be acceptable where sections cannot be directly accessed
- the required extent of any investigation beyond the applicant's ownership
- what specific form of capacity assessment is expected for the restricted 2.9l/s surface water discharge and 4.95m³/day treated foul discharge
- the downstream point at which you consider the assessment may reasonably terminate

The applicant is seeking to commission a proportionate scope that directly addresses the Council's outstanding concerns, without undertaking more detailed survey work than is necessary at this stage.

Kind regards,

Tom

Tom Quigg BSc MSc CEng MICE

Director

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