

From: Robert Allen <robert.allen@savills.com>
Sent: 23 February 2026 17:16:20 UTC+00:00
To: "Louise Yandell" <louise.yandell@midsussex.gov.uk>; "Joseph Swift" <joseph.swift@midsussex.gov.uk>
Cc: "Oliver Mealey (OliverMealey@hill.co.uk)" <OliverMealey@hill.co.uk>; "Joe Boyton (joeboyton@hill.co.uk)" <joeboyton@hill.co.uk>; "Lee Wilson" <lee.wilson@walker-associates.co.uk>; "Ian Utley" <ianutley@hill.co.uk>; "harvinderdhami@hill.co.uk" <harvinderdhami@hill.co.uk>; "Terry Gamble" <terrygamble@hill.co.uk>; "Dominic Taylor" <dominic.taylor@savills.com>; "Rory McIsaac" <rory.mcisaac@savills.com>
Subject: RE: LPA ref. DM/25/1986 - Phase 1c
Attachments: image008.png, BUR-WAC-ZZZ-00-D-C-10004-P04-External Levels Plan Sheet 4.pdf, BUR-WAC-ZZZ-00-D-C-10005-P03-External Levels Plan Sheet 5.pdf, BUR-WAC-ZZZ-00-D-C-10006-P01-Overland Flood Routing Plan.pdf, Network 4.pdf, Network 5.pdf
Importance: High

Dear Louise / Joseph,

Further to recent correspondence please find enclosed the amended drawings and micro-drainage calculations sheets:

- BUR-WAC-ZZZ-00-D-C-10004-P04-External Levels Plan Sheet 4
- BUR-WAC-ZZZ-00-D-C-10005-P03-External Levels Plan Sheet 5
- BUR-WAC-ZZZ-00-D-C-10006-P01-Overland Flood Routing Plan
- Network 4
- Network 5

To address the concerns raised by the LLFA, Walkers and Hill have calculated the green field run off rates from the adjacent site to the north and based the design on the 1 in 200-year event. The scheme has been amended to provide a small bund along the northern boundary which is to be used to direct overland flood flows towards a new culvert which has been sized to accommodate the overland flows through the site down to the river. This pipe has been oversized to reduce the risk of blockages so has more capacity than is needed.

As a secondary measure, road levels have been set at level that if this culvert did ever block during such an event the water can still be channelled down the road to the river. A similar approach has been taken for the school site where levels have been set to guide water to a new culvert which again routes and potential flood flows down towards the river.

We trust that the amended drainage strategy is sufficient to address concerns raised by the LLFA and will enable referral of the application to the 26th of March committee.

If you can advise on availability for officers / LLFA for a meeting on Thursday, we will coordinate diaries on our side.

Kind regards

Robert Allen
Associate
Planning

Savills, 244 – 246 High Street, Guildford, GU1 3JF



Mobile : +44 (0) 7815 995200

Email : robert.allen@savills.com

Website : www.savills.co.uk



Before printing, think about the environment

From: Joseph Swift <joseph.swift@midsussex.gov.uk>
Sent: 20 February 2026 14:46
To: Robert Allen <robert.allen@savills.com>; Louise Yandell <louise.yandell@midsussex.gov.uk>
Cc: Oliver Mealey (OliverMealey@hill.co.uk) <OliverMealey@hill.co.uk>; Joe Boyton (joeboyton@hill.co.uk) <joeboyton@hill.co.uk>; Dominic Taylor <dominic.taylor@savills.com>; Rory McIsaac <rory.mcisaac@savills.com>
Subject: RE: LPA ref. DM/25/1986 - Phase 1c

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Good afternoon Robert,

Thank you for your email.

Please be advised that due to a clash with the District Plan examination the date for the District Planning Committee has been pushed back until Thursday the 26th March.

This means that the additional information will need to be submitted and consultation response received from the LLFA received to update the report before the 10th March.

I trust the above is of some assistance.

Kind regards

Joseph Swift BA (Hons) MPLAN
Senior Planning Officer (Brookleigh)
01444 477319
Mid Sussex District Council
joseph.swift@midsussex.gov.uk
www.midsussex.gov.uk



Working together for a better Mid Sussex

From: Robert Allen <robert.allen@savills.com>
Sent: 19 February 2026 17:14
To: Louise Yandell <louise.yandell@midsussex.gov.uk>; Joseph Swift <joseph.swift@midsussex.gov.uk>
Cc: Oliver Mealey (OliverMealey@hill.co.uk) <OliverMealey@hill.co.uk>; Joe Boyton (joeboyton@hill.co.uk) <joeboyton@hill.co.uk>; Dominic Taylor <dominic.taylor@savills.com>; Rory McIsaac <rory.mcisaac@savills.com>
Subject: LPA ref. DM/25/1986 - Phase 1c

Hi Louise / Joseph,

Hope you are well.

A technical response dealing with the residual matters raised by the LLFA is being finalised and will be shared with officers shortly.

We understand that officers are working towards the 19th of March committee.

We trust that all other residual matters are now resolved?

Would it be possible to share a copy of the draft conditions, once these are available?

Many thanks

Robert Allen MRTPI / MRICS
Associate
Planning



Savills, 244 - 246, High Street, Guildford, GU1 3JF

Tel: +441483796849

Email: robert.allen@savills.com

Website: [savills.com](https://www.savills.com)



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