



Hampshire County Council

Universal Services
The Castle
Winchester, Hampshire SO23 8UD

Tel: 0300 555 1375
Fax 01962 847055
www.hants.gov.uk

Enquiries to	Sarah Reghif	My reference	SWM/2022/0299
Direct Line		Your reference	DC/21/91472 & DC/23/95471
Date	22 December 2023	Email	SWM.consultee@hants.gov.uk

Dear Sir/Madam,

Discharge of conditions application following outline permission O/15/75953, as amended by X/19/84943 for Condition 11 (Drainage) and Condition 13 (Roads and Footways) for Phases 2A and 2C. at Land North West of Winchester Road, Boorley Green, Botley, SO32 2BX(Application No. DC/21/91472

Hampshire County Council as Lead Local Flood Authority has provided comments in relation to the above application in our role as statutory consultee on surface water drainage for major developments.

This response does not reflect the position of Hampshire County Council as the Highway Authority. If there is a potential for the drainage features to be offered for adoption, this will need to be discussed separately with Highways development planning as they might not be considered acceptable by the Highway Authority.

In order to assist applicants in providing the correct information to their Local Planning Authority for planning permission, Hampshire County Council has set out the information it requires to provide a substantive response at <https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/planning>

The County Council has reviewed the following documents relating to the above application:

- Phases 2, 3B, 3C and 3D Drainage Maintenance Management Plan ref: M434-FN20 B
- Phases 3E and 3F Drainage Maintenance Management Plan ref: M434-FN22
- Drainage Response to Consultee Comments

Director of Universal Services
Patrick Blogg

- Developer Response to Consultee Comments
- Headwall Details ref: M434/94 D
- Drainage Statement Phase 3 ref: M380-FN23 Issue 3
- Phase 3 S104 Adoption Plan ref: M434/127 B

The majority of our previous comments have been addressed however there is one point outstanding.

The drainage response document and file note M434-FN20 rev B states that the LLFA is responsible for the existing ditches. This is incorrect and the LLFA are the consenting and enforcing body. We are not responsible for their ongoing maintenance and provision needs to be made for them to be inspected and maintained. The responsibility for these would fall to the riparian landowner but it is not clear who would own that land post development. This need to be resolved before we can recommend discharge of condition.

We require this further information before we can make a decision on whether to recommend to the Local Planning Authority that planning permission is granted.

As a statutory consultee, the County Council has a duty to respond to consultations within **21 days**. The 21 day period will not begin until we have received sufficient information to enable us to provide a meaningful response.

Please ensure all data is sent to us via the relevant Local Planning Authority.

This response has been provided using the best knowledge and information submitted by the applicant as part of the planning application at the time of responding and is reliant on the accuracy of that information.

Yours faithfully,



Flood and Water Management Team
Hampshire County Council,
The Castle, Winchester, Hampshire SO23 8UD
Web:

<https://www.hants.gov.uk/landplanningandenvironment/environment/flooding>

General guidance for the application

It is important to ensure that the long-term maintenance and responsibility for Sustainable Drainage Systems is agreed between the Local Planning

Authority and the applicant before planning permission is granted. This should involve discussions with those adopting and/or maintaining the proposed systems, which could include the Highway Authority, Planning Authority, Parish Councils, Water Companies and private management companies.

For SuDS systems to be adopted by Hampshire Highways it is recommended that you visit the website at:

<https://www.hants.gov.uk/transport/developers/constructionstandards> for guidance on which drainage features would be suitable for adoption.

Where the proposals are connecting to an existing drainage system it is likely that the authorities responsible for maintaining those systems will have their own design requirements. These requirements will need to be reviewed and agreed as part of any surface water drainage scheme.

Works in relation to ordinary watercourses

PLEASE NOTE: If the proposals include works to an ordinary watercourse, under the Land Drainage Act 1991, as amended by the Flood and Water Management Act 2010, prior consent from the Lead Local Flood Authority is required. **This consent is required as a separate permission to planning.**

Information on ordinary watercourse consenting can be found at the following link

<https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/c/hangewatercourse>

It is strongly recommended that this information is reviewed before Land Drainage consent application is made.

For guidance on providing the correct information, we recommend you use our **Ordinary Watercourse Consents Pre-application service** and help avoid delays occurring at the formal application stage. A Pre-application service for Ordinary Watercourse Consents is available, allowing consents to go through in a smoother, often more timely manner. For full information please visit:

<https://www.hants.gov.uk/landplanningandenvironment/environment/flooding/c/hangewatercourse>