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Direct Line	03707 798982	Your reference	F/23/96586
Date	12 January 2024	Email	Swm.consultee@hants.gov.uk

Dear Sir/Madam,

Demolition of all existing buildings and detailed planning approval for light industrial floorspace [Use Class E(g)(ii) & E(g)(iii)] and estate office (Use Class E(g)(i).(Application Resubmission) at MOORLANDS FARM, BOTLEY ROAD, WEST END, SOUTHAMPTON, SO30 3HD(Application No. F/23/96586

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:

- Flood Risk Assessment & Sustainable Drainage Strategy (Fernbrook Consulting Engineers, 7/12/23)

The site is within Flood Zone 1 and is generally at very low risk of flooding from surface water.

Director of Universal Services
Patrick Blogg

Brownfield runoff rates have been calculated, however the existing drainage has not been confirmed. Proposed discharge rates would achieve betterment over the estimated brownfield rates for the design storm events. Flood exceedance flow routes have been considered. The peak rainfall allowance used is appropriate for development with a shorter lifespan than residential development.

Attenuation features have been proposed that meet the quantity and quality requirements for surface water drainage.

Water quality and SuDS maintenance details have been provided.

We consider that the information provided is sufficient to address our comments and as such we have no objection to this application.

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,



Thomas Callaway
Senior FWM Project Officer

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/changewatercourse>

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
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hangewatercourse)